

37 Grenache Crescent, Caversham, WA 6055

Sold House

Wednesday, 17 January 2024

37 Grenache Crescent, Caversham, WA 6055

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 534 m2

Type: House



Ana Borchardt
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Rash Dhanjal
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\$655,000

Ana and Rash from Team Rash – The Agency are thrilled to present a charming family home in the sought-after suburb of Caversham. Boasting a prime location that overlooks a park and anticipating the arrival of the "Metronet" train line, this property offers both comfort and future convenience.

Key Features:

- **Block Size:** Enjoy the luxury of a spacious 534 sqm block, providing ample room for your family's activities and future expansion.
- **With the upcoming "Metronet" train line,** the region's connectivity to CBD Perth, Perth's Airport, and other destinations will be hassle-free and quicker, enhancing your overall convenience.
- **Secure and Fenced:** The brick and tile home is fully fenced, ensuring privacy and security for your family.
- **Front Courtyard:** A beautiful cottage garden-styled front courtyard welcomes you, adding a touch of charm to the property.
- **The home comprises four bedrooms and two bathrooms,** offering ample space for comfortable family living.
- **Front Lounge:** A front lounge provides a separate and cozy space for relaxation or entertaining guests.
- **Spacious Open Plan Design:** The main living area features a spacious open-plan design, creating a welcoming atmosphere for family gatherings.
- **Well-Appointed Kitchen:** Overlooking the green backyard, the well-appointed kitchen is a functional and stylish space for culinary activities.
- **Stay comfortable year-round with the convenience of split wall unit air conditioning in the family lounge.**
- **Modern LED downlights** add a touch of sophistication and energy efficiency to the home.
- **The property comes with a double garage,** providing secure parking for your vehicles.
- **Laundry and Garden Shed:** Practical features include a laundry area and a garden shed for additional storage.
- **Established Fruit Trees:** The backyard boasts established fruit trees, including Mango, Nectarine, Lemon, and Mandarin, offering a delightful source of fresh produce.
- **Shire Rates:** Approximately \$2,100 per annum.

Conveniently Close To:

- **Major Highways:** Quick access to major highways like Reid Hwy for convenient travel.
- **Caversham Village Shopping Centre:** Retail therapy and daily essentials are within easy reach.
- **Local Medical Centre:** Access to healthcare facilities for your peace of mind.
- **Primary School:** Proximity to a local primary school for the education needs of your children.
- **Altone Park Swan Active Centre:** A community hub offering a variety of exercise programs, a swimming pool, a library, kids playgroups, and more, providing ample opportunities to connect with the locals.

Secure this charming family home with park views in the heart of Caversham, at the doorstep of Swan Valley Winery. Don't miss this opportunity! Call Ana at 0481 092 390 or Rash at 0410 564 761 to arrange a viewing today.

Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.