

37 Sunstone Drive, Wellard, WA 6170



House For Sale

Thursday, 4 April 2024

37 Sunstone Drive, Wellard, WA 6170

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 448 m2

Type: House



Sheenu Insan
0456208107

UNDER OFFER

Prime Investment Opportunity in Emerald Park Sheenu from Urban Habitat is excited to introduce a new investment opportunity in Emerald Park Estate. This home is conveniently located near all necessary amenities, with easy access to schools, parks, and medical services. Key Features Include: * Built in 2012 * 448 sqm land size * 4 bedrooms x 2 bathrooms * Spacious master ensuite with his and her wardrobes * Double car garage securing two car spaces * Stylish kitchen with a stone benchtop and space for an extra-large fridge * Split system air conditioning in the living area * Open plan kitchen with a pantry for storage * Laundry with a linen cupboard * Carpets in all rooms * Fully paved alfresco area with artificial lawn in the backyard * Additional unpaved backyard space for a veggie garden or customization * Currently tenanted until March 2025 with a rental income of \$610 per week * Council rates are approximately \$2241 per annum * Water rates are approximately \$1038.68 per annum What's Nearby: * Wellard Primary School (approx. 1km) * The King's College (approx. 1.6km) * Bus stop (approx. 1.2km) * Train station (approx. 3.8km) * Bertram Medical Centre (approx. 750m) * Champion Medical Centre (approx. 2.1km) * Easy access to Kwinana Freeway * Close to shopping centre's including Kwinana Marketplace, Bertram Central Shopping Mall and Costco * Approximately a 12-minute drive to nearby beaches This property is a true testament to comfortable living, offering a peaceful retreat within a vibrant community. Don't miss out on the opportunity to call 37 Sunstone Drive your home. For more details, contact Sheenu at 0456 208 107 or email her at sheenu@urbanhabitatrealestate.com.au Disclaimer: This advertisement has been written to the best of our ability based upon the Sellers information provided to us. Whilst we use our best endeavours to ensure all information is correct, Buyers should make their own enquiries and investigations to conduct personal due diligence of the property. Property photos were taken when the property was advertised for rent in 2018.