

# 37B Lincoln Road, Morley, WA 6062



## Sold Duplex/Semi-detached

Friday, 26 January 2024

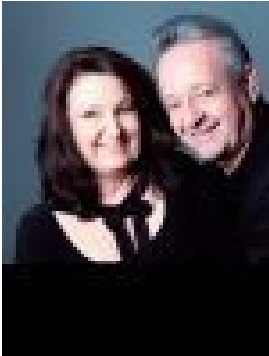
37B Lincoln Road, Morley, WA 6062

**Bedrooms: 2**

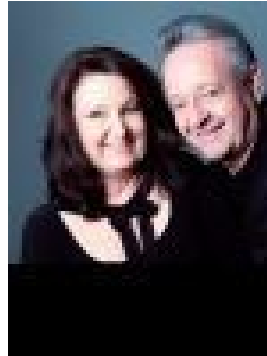
**Bathrooms: 1**

**Parkings: 2**

**Type: Duplex/Semi-detached**



Mark Passmore  
0892750388



Debra Passmore  
0411888138

## Contact agent

Whether you're someone looking to start out and get their first home, someone seeking to downsize into a more manageable sized property or an investor seeking a quality addition to their portfolio, this bright and airy 2/3 bedroom, 1 bathroom STREET FRONT abode is simply perfect. Move-in ready with nothing to immediately spend or do, and situated only minutes to a host of local amenities, with the benefit of NO STRATA FEES, your future starts here! WELCOME HOME to 37b Lincoln Road Morley. THE FEATURES YOU WILL LOVE: • Welcoming open plan kitchen, living and dining area, with original ornate fireplace and leafy garden outlook • Practical cook's kitchen boasting a freestanding stainless-steel oven and gas cooktop, ample wrap around cabinetry, feature Jarrah benchtops, stainless steel sink and breakfast bar • 2 well-proportioned bedrooms, the master with freestanding robe, and both with ceiling fans • Functional main bathroom with shower & roman bath combination, vanity with built-in storage above and exhaust fan • Versatile 3rd bedroom/study space with garden outlook in the rear sleepout • Separate laundry with stainless steel trough, bench, washer/dryer recess with storage cupboard above and adjoining W/C • Floor to ceiling built-in linen closet in hallway for additional storage • Warm terracotta look tiling to the main living areas and carpet to the bedrooms & sleepout area • Generous covered alfresco with space for separate dining and lounge areas, the perfect spot for summer BBQs with family and friends • Tranquil lawned backyard with leafy wrap around garden beds, providing plenty of space for kids and/or pets • Single enclosed carport by the front door, a huge freestanding drive through workshop/garage at the rear plus plenty of additional parking space to the side • Easy care lock-up and leave lifestyle with scope for you to add your own personal touch • NO STRATA FEES OR STRATA COMPANY! THE LIFESTYLE YOU WILL LIVE: • 350m to #371 Bus Stop • 450m to Linc's cafe, Bombay Hut Indian Restaurant, Wing Soon Chinese Restaurant, hairdresser, newsagent and local mini-mart • 450m to FJ Beatles Park • 800m to Hawaiian's Noranda Shopping Centre • 1.5km to Noranda IGA & Wellington Village Shops • 1.6km to Noranda Recreation Club & Sporting Complex • 1.6km to The Panini Bar Cafe & Gourmet Market • 1.9km to Morley Galleria Shopping Centre & Coventry Village Markets • 2.8km to Tonkin Hwy North & South On-Ramp • 9.6km to Perth CBD\*distances above are approximate only For further details, please contact Mark & Debra Passmore on 0411 870 888 / 0411 888 138 or email mark@passmore.com.au\*\*\*Passmore Real Estate wishes to advise that whilst every care is taken in the preparation of these details, they MUST be verified if relied upon, before entering into any Contract of Sale\*\*\*