

# 38 Rivington Entrance, Aveley, WA 6069

Initiative

## House For Sale

Sunday, 10 December 2023

38 Rivington Entrance, Aveley, WA 6069

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 300 m2

Type: House



Shabash Khan  
0470601908

## Expression of Interest

Shabash Khan proudly presents 38 Rivington Entrance, Aveley property. This modern and spacious house was built in 2015 and features 3 bedrooms, two bathrooms. A boutique lifestyle home perfectly suited to those with a busy day to day life and wanting location that is central to everything! Great opportunity available here for the first home buyer looking to enter the market or fantastic Investment with a very high rental yield. A super low maintenance 3x2 in a quiet location. Don't miss your opportunity to secure this perfectly presented new home in one of Aveley's most sought-after pockets. This hassle free and extremely low maintenance home is perfect for those with a busy lifestyle. Don't spend the weekend catching up with housework or gardening, instead put your feet up and enjoy the local parks and amenities. Situated in Aveley with easy access to Millhouse Road, from there the Tonkin Highway can be accessed as well as The Vines and Swan Valley. The local shops are now only a 2 min drive away with the Aveley shopping precinct and the newly opened shopping precinct off Broadway in proximity. Ellenbrook central as well as an array of other well-known stores are close by as will be the Ellenbrook Train Station when it arrives in 2024. There are plenty of local parks close. Features Include- Tiled entrance through to the main living zone.- The interior consists of a well-appointed formal living area to the front- Master bedroom with walk in robe and ensuite bathroom- Bedrooms 2 & 3 with built in robes- Open plan kitchen and living/dining zones- Modern kitchen presents a striking centrepiece to the main living area with an island benchtop, dishwasher, stainless steel appliances, double sink, and walk-in pantry with plenty of storage.- Main bathroom with neutral tones- Split Air Condition in living area and all the bedrooms.- Laundry is strategically positioned just off the kitchen which allows easy access to the outdoor washing line.- Outdoors, the pristine landscaped gardens beds to the front of the property offer a homely, inviting feel. Whilst the outdoor alfresco to the back provides an ideal entertaining space for summer BBQs and making memories with family and friends. - Double lock up garage with storage area Register your interest before you miss out Please call Shabash Khan on 0470 601 908 for further enquiries. 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 inquiries.