

39 Northerly Avenue, Ascot, WA 6104

Sold House

Tuesday, 5 September 2023



39 Northerly Avenue, Ascot, WA 6104

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 306 m2

Type: House

\$941,000

Welcome to pure excellence on a grand scale, You are guaranteed to love this stunning home built with premium quality and space as a priority by award winning builders 'Beaumonde Homes'. Nestled within the highly desirable and tightly held Ascot Vale precinct this luxury home simply must be seen to be fully appreciated. This is a home that you will find yourself wanting to leave work early for each day. You will feel a calm sense of the space and distinction as you enter from the private portico to a grand double door entry way with feature illuminated art recess and tiled main living space. The big light filled open plan kitchen and living space is perfect for the entertainment and good times as it flows effortlessly to the private alfresco area featuring cedar lined ceiling. The theatre room provides an excellent sanctuary to get away and watch a movie or sport in a relaxing setting. The ground level has a perfectly located full powder room with shower and W/C. On the upper level the luxurious master bedroom is 'supersize' with spa ensuite, his and hers vanity with soft close drawers and huge walk in robe. Bedrooms two and three are double size with BIR and serviced by another full luxury bathroom with shower and bath. Perfectly located just minutes from Perth CBD and just metres from the wonderful glitz and glamour of Ascot racecourse. Just a short walk to swan river, easy access to Optus stadium, Perth airport, and the Crown entertainment complex and resort.* 2011 built premium built home by multi award winning Beaumonde Homes.* Land area of 306m², and TOTAL building area including alfresco of 317.87m².* Secure side entry portico with cedar lined roof and Double door entry.* Tiled through main living spaces on the ground level.* Kitchen living space is open plan with Westinghouse 900mm cooktop and bosch dishwasher soft close drawers and some windows with double glazing.* Water filter, island bench, huge walk in pantry. Stone bench tops and hidden breakfast station.* Laundry with overhead cupboards and drawers* Good size private alfresco space with cedar lined ceiling.* Fourth bedroom is on the lower level and is perfectly located to be used as a study.* Good size theatre room on ground floor.* First floor walk in linen cupboard.* Under stair extra storage space.* Super-size master bedroom with large walk in robe and ensuite with his and hers vanity and spa bath soft close drawers and tiled to the ceiling.* Bedrooms two and three double size with built in robes.* Illuminated art recess in main entrance.* Reverse cycle ducted air conditioning with 6 zones.* Intercom system.* Ducted valet system with 4 access points.* Alarm system and CCTV.* Gas bayonet.* Double garage with extra storage space.* Liquor cabinet.* NBN connected and ethernet in all bedrooms. Water rates: \$\$1,553.89 p/a (approx.) Council rates: \$2609.03 p/a (approx.) Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contract.