

39B Lichfield Street, Victoria Park, WA 6100

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PROPERTY

Sold Townhouse

Monday, 14 August 2023

39B Lichfield Street, Victoria Park, WA 6100

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 179 m²

Type: Townhouse

\$890,000

You will be impressed with this spacious and well-designed property, with high quality finishes. This property is perfect for families or professionals who want to live in style. As you step inside you are greeted by the bright entryway and wooden stair-case with ample under-stair storage and a wine rack for easy access to your favourite bottles. Follow the hallway to the main living area where you will discover a versatile lounge that can serve as a study or playroom, catering to your specific needs. Prepare to be inspired by the Kitchen, a haven for culinary enthusiasts. Complete with all the necessary amenities, including a dishwasher for effortless cleanup, this kitchen is a dream come true. The tasteful glass splashback and the convenient island benchtop create an ideal space for entertaining guests or enjoying a quick bite at the breakfast bar. From here, you can seamlessly overlook the inviting lounge and dining room, which opens up to a delightful alfresco area adorned with timber decking. Picture yourself relishing the tranquility of this space, complemented by a cedar-lined ceiling and a refreshing fan to keep you cool during the warmer months. Convenience is key in this property, as it boasts a powder room on this level, catering to your guests' needs, as well as providing added convenience for your own homecomings. Adjacent to the powder room, you'll find the laundry area, featuring direct access to the double garage on the opposite side. As you ascend to the upper level, you'll encounter a cozy landing space, offering the potential for various uses. Beyond the landing, three generously proportioned rooms await, along with a separate toilet and bathroom boasting a luxurious deep bath, inviting you to unwind and indulge in relaxation. The master suite is a true sanctuary, complete with a walk-in robe, dedicated bathroom featuring double basins and the addition of a third toilet within the home, your convenience is prioritised at every turn. Indulge in the attention to detail evident throughout this remarkable property, highlighted by the following high-quality finishes:

- Warm elegance of Blackbutt Timber Floors.
- Touch of luxury with the superior Quality Doors gracing each room.
- Unleash your inner chef in the kitchen, featuring Glass Splashback and a practical Stone Waterfall Island Benchtop, accompanied by the convenience of a Dishwasher.
- Delight in the spaciousness and grandeur of High Ceilings with Cornices.
- Sophistication to every room finished with high skirtings.
- Stone benchtops throughout
- Embrace outdoor living in style with the inviting Alfresco area and established garden
- Enjoy optimal comfort throughout the year with the quality Daikin Reverse Cycle Ducted Airconditioning system which can be remotely operated from your smartphone, ensuring the perfect climate in every season before you get back to the house.
- Rest easy with the added peace of mind provided by the Security Alarm System, offering enhanced security for you and your loved ones.

Situated in a central location, this property offers easy access to a multitude of amenities. Immerse yourself in the vibrant atmosphere of the Victoria Park precinct, everything is a short walk away, where you can meet up with friends and indulge in the offerings of the renowned Boston Brewery and Victoria Park Hotel. The nearby Albany Highway strip is on your doorstep and presents many culinary options, ensuring a delightful dining experiences. The Park Centre with its huge array of stores and food offerings is ten minutes walk away. There is plenty of options for education being in the East Vicpark Primary School catchment, close to Ursula Frayne Catholic College is in walking distance, not far away is Curtin University, UWA, Wesley College and Penhros. For outdoor enthusiasts, the Swan River Foreshore and Perth CBD are within cycling distance, allowing you to explore the natural beauty of the river or immerse yourself in the bustling city center. In addition, the airport is just a short drive away, ensuring effortless travel connections. Public transport options are plentiful, providing accessibility to all desired destinations. The city centre is only an 8 minute drive away. If you've been seeking a perfectly located townhouse that requires no additional work, this property is the perfect find. Immaculately presented and ready to be cherished, it offers a turnkey solution for a comfortable lifestyle. I eagerly await the opportunity to personally introduce you to this exceptional home.

Water Rates: \$1,345.53 Council Rates: \$2,442.65 pa