

**4/179 Wordsworth Avenue, Yokine, WA 6060**

**Professionals**

**House For Sale**

Thursday, 4 January 2024

4/179 Wordsworth Avenue, Yokine, WA 6060

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Brendan Eva  
0417922618

**From \$989,000**

Brendan Eva is proud to present this beautifully presented 4 Bedroom + Study, 3 Bathroom + Powder Room, 2 Storey home set in an attractive group of 5 with no Strata-fees and located right on the doorstep to Mount Lawley and just 13 mins (approx) to the Perth CBD. Built in 2008, this spacious residence offers tasteful neutral tones throughout, and features a downstairs guest bedroom with semi ensuite, large open plan living and dining areas situated off the stunning kitchen that is complemented by a walk-in pantry, stone benchtops and quality appliances. Upstairs you will find another spacious living area as well as an expansive master suite complete with balcony and ensuite offering a double vanity and Spa Bath, as well as two more large bedrooms with built in robes. All of the boxes are ticked for your new home and your year-round comfort and security are all taken care of with multiple split system air-conditioners downstairs as well as ducted air upstairs, ceiling fans to the bedrooms and even a security alarm and ducted vacuum system throughout the house. And outdoor entertaining will be a breeze in your easy-care alfresco area complete with outdoor fan and touches of timber and stone. The location of this property is ideal being just a short distance to all of the attractions of the Mount Lawley Cafe strip as well as being directly opposite a large, picturesque reserve and leisure centre with swimming pools. Call Brendan Today! Features.... • Built 2008 • 4 Bedrooms (2 Master Suites) • 3 Bathrooms • Study • Powder Room • Balcony • Built in Robes • High Ceilings • Large Rooms • Open Plan • 900 mm Gas Cooktop • 900 mm Oven • Alarm • Air conditioning • Ceiling Fans • Built in Sound System • Ducted Vacuum • Spa Bath • Ample Storage/Under Stair Storage/Separate Storage Room • Double Remote Garage • Close to Schools/Leisure Centre • Close to Mount Lawley • No Strata Fees

**DISCLAIMER:** This property description has been written to the best of our ability based upon the seller's information provided to us and may be subject to change. Whilst we use our best endeavours to ensure all information is correct, no warranty or representation is made as to its accuracy, buyers should make their own enquiries and investigations to determine all aspects are true and correct.