

**4/19 Hindmarsh Avenue, Yokine, WA 6060**



**Sold Villa**

Thursday, 5 October 2023

4/19 Hindmarsh Avenue, Yokine, WA 6060

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Villa**



Joe Raschilla  
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**\$395,000**

OPPORTUNITY KNOCKS!! 2-bedroom villa in a small group of 8 in one of Yokine's premier locations in a lovely tree lined street and surrounded by quality properties. Only a short stroll to Yokine Golf club, Yokine Reserve and Flinders Square Shopping centre. This property is to be offered on an AS-IS basis and is priced accordingly. End villa includes an open plan meals/living area with raked ceilings and a split system air conditioner, 2 bedrooms, a separate bathroom & w/c. Parking is at the front of the villa and includes a BONUS large end courtyard - great for that vege patch or big enough for your furry friend or a small family. This courtyard can accommodate it all! Features:- 2 bedrooms, main with BIR- 1 bathroom with separate w/c- Open plan living area/meals- Raked ceilings in living area- Kitchen with gas cooktop- Undercover carport at front door- Huge end courtyard for versatile outdoor use- Metres to Yokine Golf Course- Close to major shopping centre, Yokine Reserve & ECU Mount Lawley- Well-priced and reflective of As-Is condition

TITLE PARTICULARS  
Lot 4 on Strata Plan 5762 Vol 1491 Folio 569

OUTGOINGS  
Water rates: &1,026.00 PA approx.  
Council rates: \$1,547.78 PA  
Strata Levies: \$525.00 PQ