

4 Janda Court, Armadale, WA 6112



House For Sale

Monday, 22 April 2024

4 Janda Court, Armadale, WA 6112

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 708 m2

Type: House



Ash Swarts
0894959999



Ashton Dekker
0894959999

From \$549,000

SIDE ACCESS • UPDATED INTERIOR • GATED SECURITYA complete home, refreshed and ready for a new family.**INSIDE:**This 3 bedroom, 1 bathroom home has been well loved and updated to meet today's needs. The lounge has street vantage, has a fireplace for that cosy warmth, and leads around to the updated galley kitchen, with plenty of cabinet space, overheads and stainless steel appliances. This is definitely the heart of the home, looking over the dining room and sunroom, and can also be accessed via the entry for added convenience. The nearby laundry also has a shoppers entrance from the carport. The master bedroom is large with a built-in robe and accesses the semi-ensuite. Secondary bedrooms are well sized with built-in robes. A large sunroom is a great, flexible link between the home and the outside.**OUTSIDE:**A large alfresco area is ready for entertaining, with another fireplace for great ambience. A well sized backyard also has a few garden sheds for equipment and firewood storage. The steel fencing provides fantastic privacy and security from the street, and encloses secure parking behind double gates. Side access is available through the carport on one side, and extra parking and side access is available through another front gate to one side. **INVESTORS:**House will be vacant at settlement. Current Rental Appraisal is \$550-580/pw. There is a demand for tenants that are looking for properties like this one! Zoned R15/25 this is a two unit site. **LOCATION:**Located in the sought-after suburb of Armadale, this property is conveniently close to the Armadale CBD offering a generous choice of retail shopping outlets, casual eateries, pubs, recreation and cinemas. Close access to public transport and schools.**HOW TO VIEW:**Walkthrough video available on request. In person viewings available by appointment only. Please enquire on this property and we will be in touch to assist you with any questions you might have.**PROPERTY PARTICULARS:**• Build Year: 1977• Block Size: 708 sqm• Living Size: 104 sqm• Zoning: R15/25• Council Rates: \$1,950/pa• Water Rates: \$1,004/pa• Rental Appraisal: \$550-580/pw(all values are approximated)