

# 4 Justicia Close, Woodvale, WA 6026

julie ormston  
& partners

## House For Sale

Wednesday, 15 May 2024

4 Justicia Close, Woodvale, WA 6026

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 701 m2

Type: House



Julie Ormston  
0893080700

## Be The First To View

You will need to be super speedy to snap up this deceptive, feel good beauty! Welcome to 4 Justicia Close, Woodvale: A Dream Home for Families in #WonderfulWoodvale. Situated in a coveted area of Woodvale, 4 Justicia Close stands in a prestigious pocket known for its community vibe and excellent local amenities. This exceptional location offers easy access to primary and secondary schools, scenic parks, and convenient shopping options, making it the ideal setting for family life. 4 Bedrooms | 2 Bathrooms | Lounge | Dining/Home office | Study | Activity | Family | Casual Dining | Pool | Patio | Double Automated Carport | 1994 built with approximately 209m<sup>2</sup> of living on 701m<sup>2</sup> - This beautifully renovated and cherished home seamlessly blends formal elegance with casual comfort. The interior boasts a variety of living and dining areas that cater to both grand entertaining and intimate family gatherings. With its thoughtful layout, including a study and an activity room, this home ensures every family member has a space to call their own. - Divided into three distinct and clever zones, with the parental wing sitting to the front of the home and comprising formal lounge and offset dining, home office and primary bedroom with modern ensuite and customised walk in robe. These versatile rooms provide scope for further repurposing or can be fully enjoyed exactly as is. - If you love to cook, or your growing family takes a lot of feeding, the modern and MASSIVE kitchen is sure to be a crowd pleaser! Equipped with broad granite benchtops, island, 700mm 5 burner gas hotplate and wall mounted electric oven, Bosch dishwasher, pull out pantry, breakfast bar and abundant cabinetry, providing the perfect environment for preparing meals and creating lasting memories. - Your family can congregate in the casual living and dining, which is large enough to accommodate your extended family or a load of guests. - This flows seamlessly out to an impressive outdoor entertaining and pool area, which has happily hosted many a gathering. The all weather pitched patio overlooks a saltwater pool, which will keep your kids entertained through Summer. This stunning space is ideal for hosting summer barbecues, enjoying family activities, or simply relaxing in the tranquil surroundings. - The minor bedrooms are nestled around a large activity, so the children can enjoy their leisure, without disturbing yours! - Bedrooms 4 and 5 were combined to form a supersized room with double robes at each end. - There are built in robes to the remaining bedrooms, which are comfortable doubles. - The laundry has also been updated, with additional storage. The family toilet is positioned perfectly for the mad dash from the pool. - Your home handyperson will be thrilled to see the 5x3 powered shed and the powered workshop. - 5kw solar system to ease the power consumption. - Shared bore reticulation. - Ducted evaporative air-conditioning plus split system and three gas points.

Home Details: Year Built: 1994 Living Area: Approx. 209m<sup>2</sup> Lot Size: 701m<sup>2</sup> with 20m frontage Homes in this tightly held pocket are seldom available and highly sought after. 4 Justicia Close offers you the rare chance to move into a beloved home and become part of this warm and vibrant community. With its enviable features and unbeatable location, this home is not just a residence, it's the foundation of your family's future. Act Now to Make 4 Justicia Close YOUR New Family Haven! Whilst every care has been taken with the preparation of the details contained in the information supplied, believed to be correct, neither the Agent nor the client nor servants of both, guarantee their accuracy. Interested persons are advised to make their own enquiries and satisfy themselves in all respects. The particulars contained are not intended to form part of any contract.