

# 4 Tallow Grove, Helena Valley, WA 6056

## House For Sale

Wednesday, 8 May 2024

4 Tallow Grove, Helena Valley, WA 6056

Bedrooms: 5

Bathrooms: 2

Parkings: 3

Area: 1029 m2

Type: House



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## From \$949,000

Welcome to your dream home nestled in a secluded cul-de-sac and just steps away from Broz Park and the tranquil lake. This property promises a lifestyle of leisure and relaxation with its supersized floorplan, a massive powered workshop, double drive way to the spacious double garage plus a single driveway to the workshop which allows parking for the caravan, trailer and extra cars. As you approach the home, you are greeted by a captivating facade adorned with lush gardens, setting the tone for the beauty that lies within. Step inside the home and you will discover a wealth of space and versatility, ideal for accommodating the needs of a growing family. With five generously proportioned bedrooms plus an activity room between bed four and five, there is ample room for everyone to spread out and relax. Entertainment is a breeze in the expansive theatre room, perfect for hosting movie nights and gatherings with friends and loved ones. The heart of the home lies in the open-plan kitchen, meals and family areas, where panoramic views of the outdoor entertaining space beckon you to unwind and enjoy alfresco dining under the shelter of a gabled patio roof. Here are just some of the many features this gorgeous home has to offer;

- Gorgeous front facade with a double driveway leading up to a double garage
- Lush front lawn area with easy care gardens
- Separate single driveway with room to park a trailer, boat or a caravan out the front
- Double gates on the side lead through to a long driveway to park a boat or caravan safely
- This drive leads to a drive in workshop with a single roller door plus a storage shed adjacent
- There is also a gate to access the side yard on the left hand side of the property
- Inviting front entrance way leading up to a large double front door with security screen doors
- There is a welcoming entrance hall to greet guests on arrival. There is a feature drop pendant light in this area
- To the left of the front door is the master bedroom
- This main bedroom has a split system air conditioner plus a central ceiling fan plus a duct for the evap. air conditioning
- There is a roller shutter on the front window for privacy and light control
- There is a walk in wardrobe with a small window to allow natural light to filter in
- The ensuite has a shower, a vanity plus a toilet
- The spacious theatre room sits to the right of the front door
- This room has lovely views over the front garden
- The theatre room has double doors leading and plush carpet
- There is a split system air con unit and a duct for the evaporative air con in this room
- A lovely ceiling rose highlights the centre of the room
- The open plan kitchen, meals and living area is located in the centre of the home
- There is a slow combustion wood heater in the corner
- The spacious kitchen overlooks both the meals and living areas
- The kitchen features laminate benchtops, a massive, triple fridge recess plus a shoppers entry
- There is a combined oven and grill with a microwave recess on top plus a five burner gas cooktop adjacent
- Next to the shopper's entry is a walk in pantry with shelving
- A dishwasher sits underneath the double sink
- A server bar divides the kitchen from the double glass sliding door to the outdoor entertaining area
- In between the meals and family room is an area which would make a fantastic study nook or technology hub
- The family room has access to the outdoor entertaining area as well so fantastic for indoor/outdoor entertaining
- There is a split system air conditioner in this section plus a gas bayonet and a ceiling fan for heating and cooling
- A central hallway off the meals area leads to the four minor bedrooms, the activity room plus the laundry and family bathroom
- Bedroom two has a split system air con plus a fan plus a duct for the evaporative air con
- There is a single built in robe in this bedroom
- Bed three has a ceiling fan and a built in robe
- The supersized laundry has a double trough, room for a top loader or front loader washing machine and has access to the large side yard with a clothesline
- The family bathroom has a bath, a vanity plus a shower
- There is a walk in storage room off the central hallway. Perfect for storing bulkier items
- At the end of the hall way is a spacious activity room
- There is a linen cupboard or games cupboard in the activity room for additional storage
- Bed four has a split system and a fan plus evaporative air conditioning
- Bed five has a split system and a fan plus ducting for evap air conditioning
- All five bedrooms have wood look vinyl plank flooring
- The rest of the home has light oak coloured vinyl plank flooring
- The home has been recently painted a warm neutral colour
- The home has central downlights plus decorative pendant lighting
- The home has ducted evaporative air conditioning throughout
- A large gabled patio stretches the length of the home for outdoor entertaining
- This side of the home is brick paved with raised garden bed along the fence
- The workshop sits at the rear of the property and has a single roller door entry
- There is a storage area at the rear of the workshop plus a shed at the side
- Both the workshop and shed have been built in brick to blend in with the house
- There is a large lawn area at the rear of the property for the children and pets to play
- There are mature gardens surrounding the property for added privacy
- The left hand side of the property is grassed as well and contains the washing line
- There is a fantastic cubby house for the children to use or for additional storage

Shire rates are approx. \$2,900 per annum (subject to change)-Water rates are approx. \$1,360 per annum. (subject to change)-The property is located close to Helena Valley Shops with a comprehensive IGA, a chemist plus numerous conveniences shops-The property is only ten minutes away from the

Midland Shopping hub and SJOG Public and Private Hospitals-It is only 12 minutes drive to the Perth AirportsWhether you're seeking tranquility in the lush surrounds of your private oasis or embarking on outdoor adventures at the nearby park and lake, this family-sized home with a large powered workshop offers the ultimate retreat for modern living. Don't miss your chance to make cherished memories in this idyllic haven – come along to the home open and make this house your forever home.Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.