

# 41 Jedburgh Loop, Sinagra, WA 6065

## Sold House

Friday, 27 October 2023

41 Jedburgh Loop, Sinagra, WA 6065

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 272 m2

Type: House



Dee and Xavier Peacock

0438606997

**\$440,000**

Dee and Xavier are pleased to present 41 Jedburgh Loop Sinagra. Tranquilly nestled in a looped street that is surprisingly secluded yet easy to get to, this terrific 3 bedroom 2 bathroom home is the perfect property for those seeking a home or investment in a wonderful family-friendly suburb. Beyond the entrance lies a front master-bedroom suite with a walk-in wardrobe, a private ensuite bathroom shower, toilet, vanity and all. The separate minor sleeping quarters to the rear of the house are made up of two more bedrooms with built-in robes, a main family bathroom with a separate bath and shower, a separate toilet and a practical laundry with a generous linen press. In between, the spacious open-plan living, dining and kitchen area allows you to create the zones you want and is where most of your casual time will be spent enjoying split-system air-conditioning all year round whilst taking full advantage of the light and bright kitchen with quality appliances including the gas-cooktop, oven and range-hood, a corner pantry, double sinks and serving bench. From here, a sliding door takes you out to a paved entertaining courtyard, and a lock-up external storeroom for good measure. Complementing the desirable "lock-up-and-leave lifestyle" that is encouraged here is a very close proximity to schools, shopping, The Ashby Bar & Bistro, public transport, picturesque Lake Joondalup and so much more. A Sinagra Early-Learning Centre is around the corner for those with younger children. What a pleasant place to live! Other features include, but are not limited to; Carpeted bedrooms Remote-controlled double lock-up garage with internal shopper's entry Gas hot-water system 272qm level block with approx 154sqm build Built in 2008 City of Wanneroo Rates- \$1800 per year Water Rates: Estimated \$1025 per year Strata Rates Apply Close to more shopping at Wanneroo Central, Carramar Village and Banksia Grove Village Nearby primary and secondary schools in Wanneroo, Tapping, Carramar and Banksia Grove Minutes away from Carramar Golf Club, the freeway and the coast Public bus transport-230m(walk) Sinagra is a developing suburb with future plans for a Primary School, parks and family friendly housing opportunities. A fantastic suburb to be a part of and this property offers a terrific opportunity for Homeowners or investors wanting to start or add to their portfolio Call Dee on 0438606997 for further information Disclaimer The particulars and photographs shown on this website are supplied for information only and shall not be taken as a representation in any respect on the vendor or the agent. The information, opinions and publications available on this website are broad guides for general information only. They are solely intended to provide a general understanding of the subject matter and to help you assess whether you need more detailed information. The material on this website is not and should not be regarded as legal, financial or real estate advice. Users should seek their own legal, financial or real estate advice where appropriate. Every effort is made to ensure that the material is accurate and up to date. However, we do not guarantee or warrant the accuracy, completeness, or currency of the information provided. You should make your own inquiries and obtain independent professional advice tailored to your specific circumstances before making any legal, financial or real estate decisions.