

42 Bulburin Parade, Yanchep, WA 6035



Sold House

Friday, 29 March 2024

42 Bulburin Parade, Yanchep, WA 6035

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 513 m²

Type: House



Claire Morrell

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\$625,000

Super-sized 3 x 2 home with a separate theatre and study/potential bedroom 4, with a lovely big swimming pool and spacious entertaining area's. This offers a great Investment opportunity for the astute buyer, with a current quality tenant already in place until 18/8/24. Or simply move in at the end of the tenancy and make the home your own....Built by Easy Start - Summit Homes Group in 2012 and nestled on a generous 512m² block within the popular Jindowie Development, and conveniently close to the new Yanchep railway line. Great location and easy walking distance to Yanchep High School, Shops, daycare and medical facilities, just a short drive to Sun City Golf Course and Club house, Yanchep National Park, fabulous beach's and the Lagoon.All the hard work has been already been done, no need to build. This home has some well thought extra's such as, 8 x electric Solar panels to the grid, brand new ceiling fans to the living area's and bedrooms, extra depth to the garage with work station area/storage and a generous area of the roof space has been boarded out for additional storage with a convenient pull down ladder.The well equipped kitchen has a stainless steel oven and induction cooktop, pantry and a large breakfast bar. Light and bright with the open plan living and dining area's looking out on to the sparkling below ground swimming pool. There is a separate study/potential bedroom 4 at the front of the home, together with your very own home theatre. Entertain away with undercover alfresco and feature decking and planter boxes with additional enclosed pool area with low maintenance synthetic lawn, even a pitch and put 'Hole In One' to the side elevation.The Master suite is a good size and has sliding patio doors to outside, together with his and her's walk in robes, ensuite with shower and vanity unit, bedroom 2 and 3 are a good size and both have robes, and large tiled flooring. Nothing to do, neat as a pin, make your offer today.Additional Information :• Living Area 177m²• Block Size 513m²• Built 2012• New Large Gas HWS• 2KW Inverter & 8 Solar Panels• New Ceiling fans• Additional Space/Storage to the garage• Pull down ladder with partially boarded roof space• Chlorinated Pool with new filter• Current Tenancy Agreement End Date - 18th August 24 at \$500 pw, new proposed rent \$625pwCall Claire Morrell - 0414 220 301 Secure Tenants In Place - Video online Disclaimer: The above information has been provided by sources we deem to be reliable. We do not accept any responsibility to any person for its accuracy. All interested parties should rely upon their own enquiries in order to determine the accuracy of this information.