

42 Litoria Turn, Baldivis, WA 6171

House For Sale

Wednesday, 17 April 2024

42 Litoria Turn, Baldivis, WA 6171

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 800 m2

Type: House



Brad Triplett
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Rachael Harris
0459397511

ALL OFFERS BY 22ND APRIL

PLEASE TEXT BRAD 0429 636 536 OR RACHAEL 0459397511 FOR PRICE GUIDE - FIRST TIME OFFERED FOR SALE IN OVER 18 YEARS! - IMPRESSIVE EXTENSIVE RENOVATIONS TO INTERIOR AND EXTERIOR OF PROPERTY - SEPARATE THEATRE ROOM - SEPARATE OFFICE - LARGE 335 SQM'S OF FLOOR PLAN - HUGE 800 SQM BLOCK - LARGE BACKYARD WITH SWIMMING POOL - TWO DOUBLE GARAGES (4 CARS) - PARKING SPACE FOR UP TO 8 VEHICLES! - IN IMMACULATE CONDITION, SIMPLY MOVE IN - VACANT POSSESSION - READY TO MOVE IN! - VIEWINGS ESSENTIAL** OFFERS CLOSING: All offers will be presented on or before Monday the 22nd of April, by 5:00 pm. The seller reserves the right to accept any offer prior to the end date without notice. If fantastic family functionality is what you seek, then this exceptional 4-bedroom 2-bathroom home - nestled just footsteps away from a plethora of picturesque local parklands - is the one for you. Beyond double front entry doors lies a welcoming study (or nursery) with easy-care timber-look flooring, right next to an enormous carpeted master-bedroom suite that feels more like the ultimate "parents' retreat" with an over-sized walk-in wardrobe, a lovely bay window and a sumptuous renovated fully-tiled and modernised ensuite bathroom - bubbling corner 2 person spa bath, rain shower, twin "his and hers" stone vanities, separate fully-tiled toilet and all. A massive open-plan family, dining, games and kitchen area is where most of your casual time will be spent and is graced by stylish low-maintenance tiled flooring, sleek dark stone bench tops, glass splashbacks, a corner pantry and high-end cooking appliances, with double doors seamlessly extending outside to a huge entertaining alfresco with electric café/shade blinds for full enclosure and protection from the elements. The most expansive, yet private, of backyard settings also plays host to a shimmering below-ground swimming pool with brand new vinyl and pool equipment installed, a large poolside courtyard for relaxing under the sun, a delightful poolside gazebo and plenty of space for the kids and pets to run around at the rear. Brand new easy to care for lawns and gravel installed to both front and back of property. Back inside and servicing the minor sleeping quarters is a stunning fully renovated main family bathroom with a rain/hose shower, a striking free-standing bathtub, floor to ceiling tiles and more. There is a separate second toilet too, within inches of a well-equipped laundry and carpeted spare bedrooms with built-in robes. A carpeted theatre room with a striking recessed ceiling doubles personal living options, under the one roof. Completing this wonderful package is a sizeable lock-up four-car garage and space for another 4 cars on the huge drive, that is destined to keep everybody happy. It neighbours a lovely entry verandah leading into the residence. Also only walking distance away are several bus stops, the local lake and dog park, Rivergums Primary School, Baldivis Secondary College, with the Stockland Baldivis Shopping Centre, community sporting facilities, the Kwinana freeway, Warnbro Train Station and the coast all just minutes from your front doorstep. This is where comfort and convenience combine in the best possible way!

Features:

- 4 bedrooms, 2 bathrooms
- Space for 8 cars
- Huge 800sqm block
- Built in 2005, owners have held for over 18 years.
- Tiled flooring throughout
- Newly carpeted bedrooms
- Freshly painted internal walls
- Double glazed windows & doors.
- Brand new dishwasher
- New gas water heater
- White plantation window shutters and skirting boards
- Security doors
- Reverse cycle air conditioning throughout
- Newly renovated kitchen
- Large gas cooktop
- Double oven
- Newly renovated bathrooms with floor to ceiling tiles
- Large free-standing bath to main bathroom.
- Double vanity and 2-person spa bathtub in ensuite.
- Main toilet includes wall to ceiling tiling.
- Recently renovated laundry, with external access.
- Shimmering pool & pool area recently renovated.
- New pool equipment and vinyl installed.
- Fully renovated front and back yard.
- Artificial, easy to care lawns recently laid.
- Solar-power panels (3kw)
- Electric alfresco shade blinds
- Approx. 1.0km to Baldivis Secondary College
- Approx. 1.2km to Stockland Baldivis Shopping Centre
- Approx. 6.2km to Warnbro Train Station
- Approx. 46.7km to the Perth CBD
- Approx. 52.1km to Perth Airport

For further information, please contact Brad Triplett on 0429 636 536. Water Rates: \$1,174.53 p/a approx. Shire Rates: \$2,317.76 p/a approx.