

43 Brabham Street, Gosnells, WA 6110

CENTURY 21

House For Sale

Saturday, 18 November 2023

43 Brabham Street, Gosnells, WA 6110

Bedrooms: 4

Bathrooms: 1

Parkings: 1

Area: 897 m2

Type: House



Josh Brockhurst

EXPRESS SALE

Welcome to 43 Brabham Street, Gosnells; this 4-bedroom, 1-bathroom gem is a little quirky, a tad retro but full of potential! Nestled on a sprawling 897sqm block, this solid brick and tile home is great place to start in property. Whether you're looking for your first home or looking to build your investment empire, all the elements are here to form your "happily ever after". Inside, discover a layout that's a great starting point for your imagination to run wild. With 4 cosy bedrooms (2 with built-in storage), a front bedroom with a raked ceiling that gives it that extra touch of flair, and an open living area that sits prominently in the centre of the home. The kitchen is strategically placed between the dining and family rooms, equipped with a dishwasher, stainless steel oven, and a gas hotplate – a practical and convenient space for the daily meal prep and clean-up. Step into the enclosed patio/sunroom at the rear, a versatile space perfect for year-round entertaining or your personal home gym – because why not lift weights with a view? And for a touch of extra convenience, there's a storeroom attached to the sunroom, ready to be the VIP section for items you don't use every day. For those who don't necessarily need 4 bedrooms, but could do with the extra living space, the front bedroom could convert into another living area. Already equipped with a gorgeous, raked ceiling it could make a your private movie den or a quiet place to kick back and relax. Out the back offers an ideal space for you exercise your green thumb without the headache of the constant upkeep. The majority of the yard is a mix of paved walkways and gravel landscaping, set amongst garden beds and established greenery. Those who enjoy bringing home grown produce to the family dinner table will love the selection of raised veggie beds and the handful of mandarin and orange trees will offer a juicy treat during the cooler months of the year. A powered shed is a delightful inclusion for those who love to DIY. Those who prefer to take their adventuring further will see value in the ability to park up your boat or caravan on concrete hardstand, behind double gates in the backyard. FEATURES: * Open plan living, dining and kitchen enjoying raked ceilings with timber trims. * Central kitchen featuring a dishwasher, stainless steel oven and gas hotplate. * Enclosed sunroom off the rear of the home with access to a separate storeroom. * Good-sized bedrooms, two with built-in storage. * Original bathroom with a practical layout featuring a bath and shower. * Ceilings fans available in two bedrooms and the family room. * Ducted evaporative air conditioning throughout. * NBN connected. * Split system reverse cycle air conditioning available in the sunroom. * Single garage set behind an automatic door. * Hardstand parking for a boat or caravan behind double gates in the backyard. * Low maintenance backyard with bore connected to automatic reticulation. * Large garden shed with power connected plus a separate garden shed. * Mandarin and 3 orange trees. * 6 solar panels and an inverter. Tucked in a quiet cul-de-sac with Mabel Davis playground park at your back door, it's an ideal spot for families. Really, it's ideal for families of children of both the two-legged and four-legged varieties with John Okey Davis Park a short walk away as well. Choose from a variety of nearby schools, with South Metro TAFE just a hop, skip, and jump away on Burslem Drive. And when you need your daily essentials, Gosnells CBD is a mere 5-minute drive, offering supermarkets, takeaways, pharmacies, and more – because who doesn't love convenience? For more information and inspection times contact: Agent: Josh Brockhurst Mobile: 0410 490 198

PROPERTY INFORMATION
Council Rates: \$390.00 per qtr
Water Rates: \$252.46 per qtr
Block Size: 897sqm
Living Area: 120sqm approx.
Zoning: R17.5
Build Year: 1979
Dwelling Type: House
Floor Plan: Not Available

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