

**44 Peoples Avenue, Gooseberry Hill, WA 6076**

**Professionals**

**Sold House**

Friday, 17 November 2023

44 Peoples Avenue, Gooseberry Hill, WA 6076

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Area: 1289 m2**

**Type: House**



Glen Newland  
0433657895



Margie Reid  
0412947258

## Contact agent

This property was sold off market through Glen Newland and Margie's Reid database of buyers, ready to make their next move! Contact them today to find out more! Entry level price point for the prestigious Gooseberry Hill In this booming market it getting ever so hard to find properties in Gooseberry Hill under \$1,000,000. This Gorgeous 4 bedroom home is going to be so popular not only for its affordable price point but also because of the long list of inclusions that ticks almost everyone's boxes. Some of the features are:

- Master bedroom with cathedral ceilings, built in cabinetry, mirror sliding robe and split system
- Double carport for the cars plus a 3rd freestanding carport for extra parking.
- Security screens on front door and windows
- High ceilings throughout the whole house
- Mains gas connected and instant gas hot water
- Lounge area with slow combustion fireplace
- Study addition or kids play room
- Open plan family area with sliding doors outside
- Renovated kitchen with new 900mm appliances, Smeg dishwasher, black stone sink, overhead cabinets and split system air conditioner
- Neat and clean bathroom with double sized shower
- 2 x Linen closets
- Front and rear verandas
- 12x2.5m (approx) gabled patio with fans, lighting, outside gas point, cafe blinds and power points.
- Fully fenced below ground pool with pool blanket
- 13.5x6m (approx) powered and plumbed workshop
- Plenty of open area for the kids and dogs on this 1289sqm block
- Lights twinkling through the trees of a night time

Not only is this property packed full of features it's also in great location for the kids to walk to the Gooseberry Hill primary school and the parents to walk to Embers. You're also only a short stroll to the national parks, bushwalking trails and famous zigzag. In the time it took to read this advert the price has probably already increased again, that's how fast the hills are moving. Jump in now before it's completely out of reach. Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. To the best of our knowledge the information listed is true and accurate however may be subject to change without warning at any time and this is often out of our control. Prospective tenants & purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Owner or the agent and are expressly excluded from any contract. Scammers are actively targeting real estate transactions. Due to the increasing number of attempted frauds in our industry and in the interest of protecting your funds we will not provide our trust account details via email. Please contact our agency to confirm deposit details prior to doing any transfers. Aggressive behavior and any form of verbal or physical abuse towards our employees will not be tolerated. Our teams are working as hard as they can, please be patient as we do our best to assist you.