

47 Nicol Road, Parkwood, WA 6147

CENTURY 21

Sold House

Sunday, 13 August 2023

47 Nicol Road, Parkwood, WA 6147

Bedrooms: 4

Bathrooms: 1

Parkings: 1

Area: 700 m2

Type: House

\$642,000

If you're on the hunt for a 4-bedroom gem in a fantastic neighbourhood, offering ample space and endless potential for you to shape it into your dream home, then 47 Nicol Road is your must-see. Set in a desirable location, this charming home presents itself in mostly original condition, yet it's incredibly liveable in its current state. Boasting a range of captivating features that cater to today's modern preferences, this property is an alluring prospect that can easily evolve with your lifestyle. Step into a world of seamless living with open-plan formal and informal areas, providing versatility for all your family's needs. The generously sized bedrooms come complete with built-in storage, ensuring ample room for all your essentials. The bathroom's semi-ensuite design, accessible from the master bedroom, adds an element of convenience that modern families will appreciate. Outside, the single carport cleverly opens at the back, leading directly to a welcoming patio space. Safety and privacy are paramount, with a remote operated door at the front of the carport, offering secure parking for your vehicle. The interior layout is meticulously designed, beginning with a formal lounge and dining room right off the entrance. Venture further, and you'll discover an inviting open-plan kitchen, family and meals area, offering a spacious setting for both dining, everyday living and meal preparation. But that's not all – the property's charm extends to the outdoors. A flatbed patio gracefully wraps around the rear of the home to overlook beautifully established gardens. This versatile space grants endless possibilities for relaxation, entertainment, and enjoyment from the comfort of your backyard.

FEATURES:

- * Light-filled formal lounge and dining with sliding door to the kitchen.
- * Classic chandeliers feature in the formal living area.
- * Open plan family and dining with access to the kitchen and backyard alfresco.
- * Practical kitchen overlooking the patio with built-in pantry and a breakfast bar.
- * Spacious master bedroom enjoying a walk-in robe and semi-ensuite access to the bathroom.
- * Comfortable secondary bedrooms offering built-in storage.
- * Practical bathroom offering a full-sized bath, enclosed shower and vanity with storage.
- * Generous, wrap-around patio/pergola enjoying views across the backyard.
- * Beautifully established gardens offering a gorgeous backdrop of green space.
- * Large garden shed providing plenty of storage space.
- * A second medium-sized garden shed.
- * Single carport set behind a roller door with drive through access to the patio.
- * Gravel hardstand to the side of the driveway providing space to park your boat or caravan.
- * Solar hot water system.

Situated with easy access to Willeri Drive, this location seamlessly combines convenience and practicality. The proximity to Roe Highway and the Canning Vale Industrial Area enhances your daily commute, making life smoother than ever. Families will appreciate the ease of having Parkwood Primary and Lynwood High just 1.5km away. Indulge in retail therapy at the nearby Riverton shopping precinct, offering an array of shopping options along High Road. Commuting is a breeze with well-placed bus stops along Lyndale and Vellgrove Avenues, connecting you effortlessly to the wider area. Welcome to a neighbourhood that perfectly complements your busy lifestyle. For more information and inspection times contact: Agent: Sarah Richardson Mobile: 0410 060 095

PROPERTY INFORMATION

Council Rates: \$428.94 per qtr
Water Rates: \$334.01 per qtr
Block Size: 700sqm
Living Area: 145sqm approx.
Zoning: R20
Build Year: 1986
Dwelling Type: House
Floor Plan: Not Available

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