

47 St Albans Promenade, Canning Vale, WA 6155



House For Sale

Wednesday, 10 January 2024

47 St Albans Promenade, Canning Vale, WA 6155

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 400 m2

Type: House



Shahbaj Brar
0862558881

FROM \$899,000

This pristine double storey family residence is truly impressive in stature, accentuated by elegance, highly functional and unlikely to be surpassed in any element of comfort, design, or luxury. Unique and thoughtful, the balanced floor plan flows effortlessly throughout, and it is a perfect match for a growing family. Practical spacious living for everyone, this wonderful family home is packed with many features. Located in a most sought-after part of Canning Vale, close proximity to Livington shopping centre, bus route, local schools, Sikh temple, parklands and an easy access to Nicholson Road & Roe Hwy. Also close distanced to new upcoming Ranford Road train station. Property features but not limited to: 4 generous size bedrooms. Huge master bedroom downstairs with ensuite and big built in robe. 2 modern bathrooms. Chef's kitchen with modern quality appliances. Open plan kitchen comes with huge storage options. Separate family size lounge/ theatre room. Open plan dining area and family area. Huge open plan multiple living zones. Great flow to indoor & outdoor area. Outdoor entertaining area. Double lockable garage with rear access. Perfect for growing families. Low maintenance gardens & the feature list goes on.. Year Built: 2006 Block Size: 400sqm Council Rates: \$2,000pa (Approx.) Water Rates: \$1,000pa (Approx.) Expected rent: \$770 to \$800 per week To organise a private inspection or to obtain more information, please contact Shahbaj Brar on 0457 000 005 *Disclaimer: Ray White BPG have in preparing this advert used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Reference to a school does not guarantee availability of that particular school. All distances are estimated using Google maps. Prospective purchasers should make their own enquiries with the relevant authorities to verify the information contained in this advert. ALL boundary lines and size on imagery is APPROX only.**