

**5/40 Willcock Street, Ferndale, WA 6148**



**Sold Villa**

Tuesday, 30 January 2024

5/40 Willcock Street, Ferndale, WA 6148

**Bedrooms: 3**

**Bathrooms: 2**

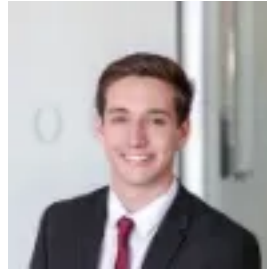
**Parkings: 3**

**Area: 120 m2**

**Type: Villa**



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**\$495,000**

Not all villa style home units are created equal. Offering affordable tranquility and style with unique '1-off' elements of spacing and dimensions, this 3 bedroom, 2 bathroom home, is exceptionally well maintained and presented in pristine condition, ideal for a first, second or 'last' home even. Located on 5/40 Willcock street in Ferndale, this premium location, provides a generous 120m2 build area, terrific outdoor area options and a good sized double garage with workshop/storage space incorporated, '#5 of 40 Willcock' offers relaxation, comfort, practicality and security in generous supply. Built in 2003, # 5 of an exceptionally maintained and well presented group of 7 single story homes at 50 Willcock street, offers a timeless appeal with it's self evident quality and thoughtfully designed layout. The 'open plan living' space is ideal for comfort and atmosphere within a smooth flowing floorplan that incorporates an inviting & uniquely dimensioned, outdoor entertainment area. To summarise, 5/40 Willcock street is an affordable, uniquely attractive, practical home, well suited to downsizers, first home buyers and investors...Oh and Cat lover's, there may be a few extras that can be included/to remain in situ' for your own fur babies also ; ) Being only 3.5km away from the food, shopping and entertainment Centre of Carousel, within 20 minutes of the airport and 30 minutes from Perth's CBD, this property has all the advantages you've been looking for, positioned perfectly to suit a variety of lifestyles. Features Include:- In 'As new' Condition- Aesthetically pleasing design- Open planned living- Ducted Air-conditioning - Generous, paved and 'Astro-turfed' outdoor entertainment area- Located at the rear of the complex, providing privacy and security- Optional, professionally netted, cat sanctuary - Double roller door garage with workshop/storage area- An extra car bay & two visitor's bays- Discrete, quiet location, close to river-side parks and reserves- Low Levies. This property is to be sold by 'OPEN NEGOTIATION', with final negotiations scheduled for 3.30pm on Saturday 9th of December, 2023 (\*Unless Sold Prior). \* The seller reserves the right to negotiate a deal directly if/when there is a 'SOLE BIDDER' and/or adjust the time and date of the final negotiations should they deem either to be in their best interest. Call Julian to Inspect; 0419936202 / [julian@verseproperty.com.au](mailto:julian@verseproperty.com.au)