

52 Pendleton Crescent, Butler, WA 6036



House For Sale

Friday, 14 June 2024

52 Pendleton Crescent, Butler, WA 6036

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 565 m2

Type: House



Phil Wiltshire
0894006300

FROM \$719,000

THIS PROPERTY IS NOW UNDER CONTRACT AND PROCEEDING TO SETTLEMENT. THANK YOU FOR YOUR INTEREST. This picture-perfect home is new to the market and is ready to move into today! Built for the family who love to entertain, this generous 3x2 + theatre is proudly positioned in the sought after 'Seahaven Estate' and has been fully freshened up meaning you can just move in, unpack and enjoy! With an amazing outdoor entertainment area & huge swimming pool, summertime will be an absolute blast so don't delay...make an offer today! Centrally positioned in the heart of Butler, this immaculately presented home is conveniently positioned within walking distance to local schools, beautiful parks, Brampton Lake & Kingsbridge café strip which features, restaurants, food outlets and the Cornerstone Tavern. Approximately 2km to Jindalee beach and only a short drive to Butler Train Station and the freeway access point, inner city commutes will be a breeze. This property has instant street appeal with its gorgeous landscaping, low maintenance synthetic artificial lawns and a bold portico entrance surrounded by yucca's, natives and fresh mulch. With roller door access to the rear and additional side parking, there is plenty of space for a boat or caravan to truly enjoy the lock and leave lifestyle! Upon entry you will be immediately drawn to the clean-cut finish of the brand-new vinyl plank flooring, fresh paint, new LED lighting and plush carpets featuring throughout the home. Nicely secluded at the front of the property is a generous master with quality carpets, walk in robe and venetian blinds. The enclosed ensuite features touches of luxury with stone tops and a rainfall shower head, all finished in crisp white tones with floor to ceiling tiling. The two minor bedrooms are spacious in size and situated at the back of the home away from the main living. Both have been finished with new carpets and window treatments, as well as ample storage in the built in robes. The family bathroom complements the home with its contemporary feel and includes a bath and shower. The open plan kitchen, dining and family area is a great space that draws in natural light and has a calming outlook to the pool outside. The compact central kitchen has a 600mm white oven and rangehood, built in pantry, with a tiled splashback and ample power options for all of your appliances! With a split system in the lounge and quality dimmer lighting to the main living areas, you will have year-round comfort and the ability to 'create the mood' when entertaining guests and family! For more cosy evenings with the family, discover the perfect theatre room behind double French doors, ensuring there's room for everyone to relax and enjoy! For outdoor entertaining options, the back garden is something special! Enjoy a sneaky wine with friends in the beautiful alfresco that is both very private and protected from the elements, for year-round comfort. With liquid limestone paving and feature wooden panelling, a calming and inviting space has been created. For more lively gatherings, there is an extended patio area that goes down the entire side of the property. With ample room for BBQ's and events, this backyard has been lovingly designed to share with all the special people in your life! During those balmy summer days, the pool area is an absolute delight and big enough for poolside games and fun! Set behind frameless glass fencing and surrounded by easy-care paving and landscaping, there's nothing to do but relax and enjoy! There's even a patch of artificial grass for children and pets to play! EXTRAS INCLUDE: Double carport with rear roller access, separate laundry + linen, 1x reverse cycle aircon unit, alarm, solar panels, fresh paint + flooring, new blinds throughout, LED lighting, skirting boards, outdoor ceilings fan, garden shed and so much more! Call the Phil Wiltshire Team to enquire.