

54 Connolly Street, Wembley, WA 6014



Sold House

Thursday, 9 November 2023

54 Connolly Street, Wembley, WA 6014

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 315 m2

Type: House



Erynne Campbell
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\$1,290,000

Step into a world of classic charm and modern comfort with this well-presented character home in an outstanding location on the border of West Leederville and Wembley. Boasting an array of features that make daily life a pleasure, this home offers something for everyone from fussy families to discerning downsizers! **Charming Character:** This gorgeous property features polished jarrah floorboards, ornate ceiling roses, sash windows and period light fittings, all complemented by modern convenient additions. **Gourmet Kitchen:** The culinary space is a chef's dream with stainless steel appliances, granite benchtops, gas cooking, a new dishwasher and rangehood. The island bench and decorative jarrah cabinetry offer ample storage space and a gravitational pull for socialising! **Year-Round Comfort:** Enjoy split system air conditioning throughout the house, a functional fireplace and a potbelly stove. Stay cosy in winter and cool in summer, and capitalise on the lovely cross breezes that come from the West facing aspect. **Indoor/Outdoor Living:** The stunning stackable doors to the courtyard deck provide a seamless transition between indoor and outdoor spaces, featuring charming recycled paving and Merbau hardwood decking - perfect for entertaining friends and enjoying the morning sunshine. The private front porch provides an additional calm and comfortable zone to enjoy a drink and relax. **Low Maintenance Gardens:** With grassed areas front and back, there is sufficient greenspace to add softness without high touch needs. Perimeter gardens have been thoughtfully included for privacy and street appeal, and secure lockable fencing makes for a perfect environment for pets. **Storage Space:** Lockable outdoor man/she shed, art studio, bike room - the options for this additional space are endless and versatile to suit your needs, even including an optional doggy door. There is also an additional internal room with plumbing provision which can serve as a spacious mudroom/laundry or be converted into another bathroom. **Convenient Location:** Positioned in a fantastic street, across the road from Ruislip Park, walking distance to transport, health facilities and amenities. Zoned for fantastic school zones (West Leederville Primary, Bob Hawke College), close to the beach, walking distance to Lake Monger, and complete with a white picket fence to exude street appeal and charm! **Council Rates:** \$1,635.28pa **Water Rates:** \$1,343.90pa This is a fantastic opportunity to secure a beautiful and well-presented home or investment in one of Perth's most sought-after areas. Contact Erynne Campbell on 0403 114 074 today to arrange your viewing! *Please note that while best effort is made to ensure rates are correct at time of listing, they are provided for reference only and may be subject to change. Chattels depicted or described are not included in the sale unless specified in the Offer and Acceptance.