

56B Campbell Street, Rivervale, WA 6103

Sold House

Sunday, 13 August 2023



56B Campbell Street, Rivervale, WA 6103

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

\$710,000

Superbly built 4 bedroom 2 bathroom super-sized double storey townhouse standing on its own 308sqm street front private fenced block on Perth's Doorstep. Screaming quality, size and freshness you will simply marvel at the downstairs living areas finished with superb porcelain tiling or the sheer size of the bedrooms that are equipped to take adults or growing children or guests. Complete with zoned refrigerated ducted air-conditioning, master bedroom with its own private balcony for catching up on your favourite novel with a glass of wine, or the ability to lock and leave your most valuable toys in the huge double garage with extra height for all vehicles! All this is being offered at an extremely affordable price considering the central location of being within 6kms approximately from Perth's CBD, Crown Casino, Perth Stadium, Swan river, major transport alternatives, localised shops, plus so much more!!!!!!

- 1st time offered Designer Double Storey Delight built in 2011
- Quality built with double brick and tile construction as well as second level concrete pad
- Ground level very spacious 143sqm including garage and portico entrance, but on top you will also have a wonderful alfresco area + second level 93sqm including private master balcony, 236sqm total area
- 4 very large bedrooms (or alternate theatre room) plus 2 high end bathrooms plus 3 toilets including downstairs powder room
- Hidden behind gated security with handsome road side appeal
- Freshly Professionally painted in 2021
- Stylish Carpets with quality underlay laid 2021
- Double door entrance leads you into 600 x 600 porcelain tiled entrance
- Downstairs huge bedroom/ theatre room
- Downstairs toilet/powder room
- Well set out laundry area plus 175 super-sized gas hot water system
- Airy, roomy and very spacious family/ dining/ living areas with high ceilings masses or downlights and superb 3 step finished cornice ceilings
- Kitchen complete with Essastone benchtops, central island bench, walk in pantry plus stainless steel appliances, rangehood and top Bosch Dishwasher
- Central zoned Fujitsu air-conditioning system for the whole house for winter and summer
- Outdoor alfresco area with secure courtyard and block for any type of small pets and room for your favourite veggie patch
- Master bedroom with luxury vaulted ceilings, private balcony, super walk-in robe, and lovely big ensuite complete with his and her basins
- Upstairs study area or TV area for teenagers
- Second bathroom with quality finish including separate bath and shower
- 3rd and 4th bedrooms will fit guests, teenagers or children comfortably complete with walk-in robes
- Very secure double lock up garage with shoppers entrance plus storage area and high ceilings to take the largest vehicles plus rear door leading to alfresco and back garden
- Double driveway will fit 2 further cars securely parked
- No Strata fees
- 308sqm street front private fenced block

Water rates: \$1,384.13 p/a (approx.) - For period 01/07/2022 to 30/06/2023 Council rates: \$2096.09 p/a (approx.) Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contract.