

**57 Bradford Street, Menora, WA 6050**



**House For Sale**

Thursday, 28 March 2024

57 Bradford Street, Menora, WA 6050

**Bedrooms: 5**

**Bathrooms: 2**

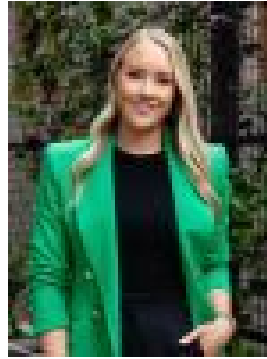
**Parkings: 2**

**Area: 802 m2**

**Type: House**



Paul DiLanzo  
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Montana Colreavy  
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## Set Date Sale

\*\*\*ALL OFFERS PRESENTED 4PM TUESDAY 9TH APRIL\*\*\*If you are looking for SPACE with lots of ENTERTAINMENT OPTIONS both inside and out, then this home is for you!Built to suit a good sized family with generous bedrooms, multiple living / entertaining areas and the perfect backyard for all your family fun and parties.Why wait 3 years to find and block and build when you can move straight in here?! Don't miss this one!WHAT YOU NEED TO KNOW:- Huge open plan living and meals area with room for the largest family.- BIG kitchen with stone tops, loads of bench space,lots of storage and breakfast bar.- Sprawling primary bedroom with walk in robe and private ensuite bathroom.- Three double minor bedrooms all with built in robes.- Family bathroom with seperate shower and bath tub.- Office / study just off the front door ideal for a home office.- Whiskey room / home theatre.- Games room.- Separate laundry with direct access to drying court.- Huge alfresco area with raised architectural roofing, built in outdoor kitchen with BBQ, sink, space for a beer fridge and wall mounted TV and ceiling fans.- Sparkling blue concrete pool perfect for summer fun. Featuring solar heating, self-chlorinator and auto water level.- Grassed area for the furry friends or kids trampoline.- Frameless glass pool fencing.- Polished concrete flooring to entire alfresco area, pool surround and down both sides of the house.- Double stack sliding doors opening from living area onto alfresco.- Double lock up garage with shoppers entry straight into the home and room for two more cars on the driveway.- Ducted reverse cycle air conditioning.- Built: 2004- Total living: 289sqm (approx)- Total land: 802sqm (as per title)OUTGOINGS- Council rates: \$2,921.37/pa (approx)- Water rates: \$1,725.61/pa (approx)