

59 Holman Street, Alfred Cove, WA 6154

Sold House

Thursday, 22 February 2024

59 Holman Street, Alfred Cove, WA 6154

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 410 m2

Type: House



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\$1,025,000

Perfectly positioned on a beautiful tree-lined street that sits just footsteps away from our picturesque Swan River, the sprawling green playing fields of Tompkins Park and the stunning foreshore that seamlessly connects it all, this charming 3 bedroom 1 bathroom street-front home doubles as the ultimate lifestyle property for those seeking to enter into sought-after Alfred Cove. The front yard is securely gated for peace of mind and boasts ample storage options, as well as being a safe haven for kids and pets to let their already-vivid imaginations run wild even further. High ceilings, decorative cornices, feature skirting and solid wooden Jarrah floorboards are commonplace throughout and help preserve the property's original character of yesteryear. A welcoming living room with a gorgeous pelmet and curtains makes an instant first impression whilst overlooking the entry yard and leading directly into an open-plan dining and kitchen area with a new split-system air-conditioning unit, a skylight, subway-tile splashbacks, double sinks, over-head storage cabinetry, a range hood, a Bosch five-burner gas cooktop, a stainless-steel electric oven of the same brand and a quality stainless-steel Fisher and Paykel dishwasher for good measure. Delightful French doors off the both the kitchen and laundry spaces reveal access out to a massive pitched patio, encouraging covered outdoor entertaining for all involved. Back inside, a versatile study-come-home office – or activity room – with split-system air-conditioning leads into a massive bedroom that is just that little bit more spacious than the others. What's there not to love about living here, within easy walking distance of the lovely Bill Sweet Park, the ever-popular Kadidjiny Park, cafes, restaurants, shopping, Melville Primary School and, of course, river's edge. Easy access to public transport, sporting facilities and community and medical centres is quite simply an added bonus, on top of everything else. Now this is a location you will come to appreciate very quickly indeed! Other features include, but are not limited to:

- Entry deck
- Feature sconce lighting to the living-room wall
- Gas bayonet in the front living room
- Folding French doors linking the study (with loads of storage/shelving space) to the primary bedroom that can be set up any which way you like and has built-in storage of its own
- A huge window, ample built-in robes/storage, split-system air-conditioning and a ceiling fan in the front 2nd bedroom
- Large 3rd bedroom with a fan, a generous window with a pelmet and curtains and full-height mirrored BIR's
- Practical bathroom with a separate shower and bathtub – plus a skylight
- Separate laundry with ample storage options
- Separate toilet
- Full-height built-in hallway linen/storage press, off the entry
- Pull-down alfresco café/shade blinds
- Private backyard-lawn area
- Quality pelmet/curtain window treatments
- Three (3) brand-new Midea split-system a/c units throughout
- Security-alarm system
- Lemon tree in the front garden
- Gated side drying courtyard
- Side storeroom in the backyard
- Double carport – offering secure parking behind the privacy of double gates
- 410sqm (approx.) block
- Built in 1964 (approx.)

Contact Exclusive Listing Agent, Zvon Mikulic, now on 0439 811 023 to arrange your private viewing today! Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.