

6/31 Parkside Avenue, Mount Pleasant, WA 6153



Villa For Sale

Saturday, 16 December 2023

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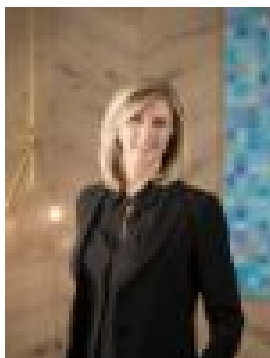
Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 96 m2

Type: Villa



Suzanne Brown
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From \$699,000

Nestled in the highly sought-after locale of Mount Pleasant, this property presents a unique canvas for versatility and opportunity. Whether you're a savvy renovator, a downsizer looking for the perfect space, or an astute investor, this property offers endless potential. Constructed in 1981, this residence provides plenty of room for outdoor activities and entertainment. The interior boasts a charming atmosphere, radiating timeless appeal. For those with an eye for renovation, this property is a blank canvas to add equity and profit. The kitchen, already highly functional, offers ample storage and counter space. The open living area seamlessly connects to the dining space. Notably, the bathroom underwent a tasteful renovation a few years back so this head start on your renovation project means a significant item on your checklist is already ticked off. Step outside and relish the paved area adorned with a pergola - an idyllic space for relaxation and hosting guests. The pathways that wind through the property establish a tranquil environment and allow for easy access to all corners. This property's strategic location places it in close proximity to local amenities, including schools, shopping outlets, and public transportation. Abundant nearby parks and recreational areas open up opportunities for outdoor activities, making it an excellent choice for families and friends.

Property Features:

- 3 Bedrooms with robes
- 1 modern bathroom with separate bath and shower
- Separate toilet
- Separate laundry area
- Split system in master
- Ducted evaporative conditioner throughout
- 2 separate courtyards
- Large storage shed
- One garage

Location features (approx.):

- 350 m to Mount Henry Bridge Reserve
- 600 m to The Good Grocer Mt Pleasant IGA
- 650 m to Blue Gum Reserve
- 700 m to Tingara Netball Club
- 950 m to Brentwood Primary School
- 1.0 km to Blue Gum Park Tennis & Squash Centre
- 1.3 km to Mount Pleasant Primary School
- 1.5 km to Westfield Booragoon
- 1.7 km to Tucker Fresh IGA Piara Waters

Rates (approx.):

- Council rates: \$1,681.71 per annum
- Water rates: \$1,080.60 per annum
- Strata rates: \$400.00 per quarter

Don't let this opportunity slip through your fingers. To view this property please call Suzanne Brown on 0417 916 220. We have, in preparing this advertisement, used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.