

6/4 Ayer Road, Queens Park, WA 6107



Sold Villa

Monday, 14 August 2023

6/4 Ayer Road, Queens Park, WA 6107

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Villa

\$445,000

Proudly Presented by Shagun Ahuja SECOND CHANCE! In a well maintained complex of 11 villas, this immaculately presented villa home is one you need to view this weekend!. With close proximity to everything, from gorgeous dog-friendly parks, schools & quick drive to your local Westfield Carousel Shopping Centre, living here is ridiculously convenient! Built in 2003, this three-bedroom two-bathroom home boasts an approximate 120m² of internal floor area. Neat and tidy throughout while featuring a contemporary open plan kitchen and a practical floor plan. The kitchen is renovated & clearly the hub of the home while overlooking both the living area and the outdoor alfresco area, with heaps of storage, benchtop space and modern kitchen appliances. You will be cooking up a storm in no time at all! The expansive open plan living flows easily to the front low maintenance undercover alfresco area through the glass slider creating a perfect balance of indoor and outdoor living - the perfect spot to entertain guests or just to chill with a glass of wine after a long day at work. Accommodating 3 well-proportioned bedrooms in the main residence, all equipped with built-in robes and soft feel carpets. The master is spacious while boasts its own private ensuite & walk in robe. There is also a common bathroom & separate toilet to serve bedrooms 2, 3 and guests. With a list of features, Freshly painted, spacious outdoor area, NBN, Ducted reverse cycle air conditioning, 6/4 Ayer Road is the home you have been looking for... The Property & What We Love?! * Built Year: 2003* Very spacious bedrooms with built in robes * Exceptional Location! * Well maintained complex with visitor parking* Block Size: 248m², Internal living Area: App. 120m² * Large park with playground opposite the complex, AWESOME Lifestyle! * PEACEFUL & QUIET, shh... * Open plan living/kitchen/dining area* Recently renovated kitchen with heaps of storage* Under cover single carport, 2 cars can park tandem * Walking distance to nearby public transport * Friendly neighbourhood for young families * Private, Low Maintenance & Secure* Potential Rental \$580 per week (approx)Outgoings: * Council Rates: \$1,657.65 per annum * Water Rates: \$1,129.24 per annum* Strata levies: \$355 per QTR