

# 6 Anglesey Drive, Kardinya, WA 6163

## House For Sale

Friday, 17 November 2023



6 Anglesey Drive, Kardinya, WA 6163

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 744 m2**

**Type: House**



Leysen Yang

## OFFERS

Leysen Yang is pleased to present an opportunity for a buyer to secure their own piece of prime real estate in the much sought after area of Kardinya. You will be very impressed with this spacious family home with 4 bedroom, 2 bathroom with a bonus 3rd outdoor bathroom tucked away on a huge and quiet 744 m2 corner block. This home has been modernized to suit today's family life with the open plan living space adjacently located next to the large kitchen and island, the same time it leads out to the beautiful patio and backyard, which has a nice outlook to under cover patio area that is fully protected with easy care gardens. The seamless and functional living space that flows from one area to the next, making it perfect for families who like to socialize and entertain and it brings family together, promotes socializing, and builds strong bonds. This home surely will not be on the market long so be very quick to view this fantastic home. A large colourbond workshop makes easy access for two vehicles and plenty of room for storing a boat or trailer, the house is fully fenced except for the driveway access making it very secure. Mater bedroom off the main entrance and all bedrooms have BIR's. The home is situated on a quiet family friendly street close to Kardinya park shopping centre, Murdoch Hospital and Fiona Stanley Hospital, Murdoch Uni, freeway access and rail. FEATURES INCLUDE BUT ARE NOT LIMITED TO:- Spacious Master Bedroom with Ensuite and Walk in Robe- 3 Minor Bedrooms all Generous Sized with Built in Robes- Open plan design with formal and informal living areas- Third outside toilet and shower ideal for trades person- Corner block so plenty of parking - Ducted evaporative air conditioning and large reverse cycle split unit in family room- Gas HWS and gas heating points- Security screens and roller shutters- a large colour bond workshop can be used as extra garage- 744 m2 green title R20 (potentially subdivided to two blocks subject to council approval) For further information or an obligation free appraisal, contact listing agent Leysen Yang on 0433 747 111 or email [leysen@linkhonerealestate.com.au](mailto:leysen@linkhonerealestate.com.au) Disclaimer: Although every effort has been taken to ensure the information provided for this property is deemed to be correct and accurate at the time of writing it cannot be guaranteed, reference to a school does not guarantee availability of that particular school, distances are estimated using Google maps. Buyers are advised to make their own enquiries as to the accuracy on this information.