

**6 Anomala Avenue, Wattle Grove, WA 6107**

**Professionals**

**House For Sale**

Wednesday, 6 December 2023

6 Anomala Avenue, Wattle Grove, WA 6107

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 443 m2**

**Type: House**



Glen Newland

0433657895

**\$649,000 +**

Welcome to this delightful home in the booming suburb of Wattle Grove, a perfect haven for downsizers, couples, small families and first homebuyers alike. Set in a quiet location, this stunning 4 bedroom, 2 bathroom residence offers the perfect opportunity for you to settle down with the family or break into this popular suburb. The gorgeous home includes:- Attractive rendered elevation- Poured limestone at the front and rear- Master bedroom with reverse cycle air conditioning, fan, and walk-in robe- Renovated ensuite with Essa stone benchtops- Corinthian doors throughout adding that touch of class- Separate front lounge area with ceiling fan- Renovated kitchen with stone benchtops with waterfall ends, new Fisher and Paykel dishwasher and overhead cupboards- Large family dining area with split system air conditioning- Front and rear security doors- Bedroom 2, 3 and 4 all have built in robes and ceiling fans- Very neat and clean guest bedroom with stone benchtops- Large patio area with poured limestone overlooking the grassed area- New gas hot water system- Established trees giving some shade for the kids- 2 car carport and side gates for access to the backyard for getting cars and trailers through

One of the standout features of this home is its prime location. Situated in the esteemed Wattle Grove community, residents have access to an award-winning primary school, fostering a nurturing environment for children's education. Imagine the convenience of having such an esteemed institution just a stone's throw away. The recent addition of the Aldi Shopping Centre and its host of local eateries and specialty shops enhances an already fantastic location. Whether you are looking to downsize without compromising on comfort or taking your first steps into homeownership, this beautiful property offers the perfect blend of functionality and style. Don't miss out on the chance to make this house your forever home. For more information contact Glen Newland from Professionals Stirling Clark on 0433 657 258.

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