

**6 Dorothy Street, Ashfield, WA 6054**



**Sold House**

Friday, 17 November 2023

6 Dorothy Street, Ashfield, WA 6054

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 787 m2**

**Type: House**



Linda Smith

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**\$640,000**

Don't let the modest facade of this home fool you! Behind the front door lies a beautifully maintained and modernised home with all of the creature comforts. From the remodelled kitchen with stone bench tops, spacious bathroom with sunken corner bathtub and gleaming timber floors, this home is the perfect stepping stone into the property market. Nestled on a huge 787sqm block (which may have potential to retain and sub-divide in the future), the home is ideally located within strolling distance to the Swan River, train station and schools and has easy access to major transport routes. The perfect addition to your property portfolio or a sweet starter home for the first home buyer, either way, you will need to be quick to be the next lucky owner of this little beauty!

4 bedrooms and 1 bathroom home  
Solid timber flooring/high ceilings  
Modern kitchen with stone b/tops  
900mm gas cooker and 2 pantries  
Master bedroom with walk in robe  
Modern bathroom with sunken tub  
B/in storage to one minor bedroom  
Ceiling fans and 5 r/c air con units  
Huge fenced yard with fruit trees  
Concrete shed pad & garden shed  
787sqm block in fantastic location

Step inside the front door to find three minor bedrooms positioned at the front of the house. Roller shutters on these windows provide security and help keep the house cool in summer. One of the minor rooms has a built in robe and cupboard storage and two have r/c air conditioners. All of the bedrooms in the home are fitted with remote controlled ceiling fans. Solid timber flooring features throughout much of the home and there are high ceilings and classic neutral decor throughout. The open plan living and dining area is spacious and overlooked by a modernised kitchen with stone bench tops, plenty of storage and a 900mm gas range cooker. Two air conditioners keep the entire space comfortable all year round. The master bedroom is located at the rear of the home and overlooks the garden. It has a large walk in robe and is also fitted with a split system air conditioner and ceiling fan. The garden has been kept deliberately low maintenance and features some beautiful established trees and fruit trees around which you can plan your dream landscape. With possible re-zoning to occur in the future (subject to planning and Shire), there its also the potential upside of land-banking for the future.

For more information or to arrange to view please contact LINDA SMITH -0402 641 022  
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