

**6A Brittain Street, Como, WA 6152**

ian hutchison

**Sold House**

Friday, 1 September 2023

6A Brittain Street, Como, WA 6152

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Steve Lally

0894742200

**\$1,190,000**

MODERN SINGLE LEVEL HOME PERFECT FOR ALL AGES This modern 4 bedroom 2 bathroom single level home presents the perfect opportunity to purchase a great investment property perfect for all ages, downsizing home or family home. Upon entry you will find the carpeted theatre room and study recess which looks out to a small seating area perfect for a morning coffee or afternoon glass of wine. Following the hallway down you will find bedrooms 2, 3 and 4 all of which are double sized with their own built in robes and are serviced by the bathroom with a shower, bath, vanity and separate WC. Further down the hallway you will then find the master bedroom which is generous sized with a built in robe and its own ensuite that has quality tiled flooring, a double vanity, shower and separate WC. Located at the rear of the home, you will find the large open plan kitchen, dining and lounge areas which flow through sliding doors out to your north-facing, paved, patio area and garden which is perfect for year round entertaining. The kitchen features a large island bench, stone bench tops, quality appliances and plenty of storage. This home also includes a generous sized laundry with ample storage and external access as well as a double garage with side access and space for an additional two cars in front. Located close to shops/cafes, easy access to public transport and schools including Penrhos, Wesley college and Curtin University, and only 6kms from the CBD, there is something for everyone nearby. Perfect for all ages this property is a must view and will not last long! Additional features include: • Ducted reverse cycle air conditioning throughout • Gas cooktops • Quality Flooring • Storage in garage • NBN connected Currently tenanted for \$820 per week until 24/09/23. Council Rates: \$3,186.58 pa Water Rates: \$1,627.22 pa