

**6B Clarke Street, East Cannington, WA 6107**



**House For Sale**

Wednesday, 13 March 2024

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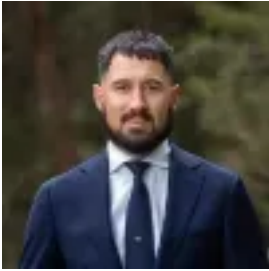
**Bedrooms: 4**

**Bathrooms: 2**

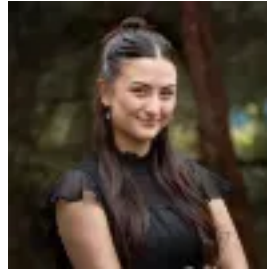
**Parkings: 4**

**Area: 449 m2**

**Type: House**



Cameron Smart  
0862536500



Eboni Freight  
0862536500

## Offers

Cameron Smart & Ray White Cannington have the pleasure in offering this modern 4 bedroom family home to the market. The heart of this home is undeniably the open plan living, dining and kitchen area, a testament to contemporary design and functionality. This space along with a dedicated theatre room and an additional study area, forms the perfect backdrop for both everyday living and entertaining, promising comfort and versatility in equal measure. The residence offers four bedrooms, each a sanctuary of calm and comfort. The master bedroom features a private ensuite, air conditioning and walk-in robe. The three additional bedrooms, all with built-in robes and ceiling fans, accommodate family and guests with ease. The design thoughtfully balances shared spaces with private nooks, ensuring a harmonious living environment for all. Outside, the property continues to impress with a paved entertaining area set amidst low-maintenance gardens, creating a tranquil outdoor haven. The practicalities of modern living are also well catered for with a double garage, separate laundry, and additional storeroom, ensuring that 6B Clarke Street is not just a house, but a home designed for a lifetime of memories. To receive the information pack, including a digital link to download all related documents including the title, rates information, or to submit your offer details online, please send through your enquiry today. Alternatively you can call or text Cameron Smart on 0411 598 969 to receive the link via SMS. Property Features: • NO STRATA FEES! • 2012 build • Master bedroom with ceiling fan, split system aircon, walk in robe and ensuite bathroom • Three additional bedrooms with built in robes and ceiling fans • Main bathroom with tub and separate toilet • Open plan living, dining and kitchen • U-shaped kitchen with double sink, gas stove top and built in pantry • Theatre room with ceiling fan • Additional living/study space • Separate laundry • Double garage • Paved outdoor entertaining area • Low maintenance gardens • Storeroom • 449m<sup>2</sup> Rear Block • Currently tenanted with a periodic lease, options available to extend the lease or have vacant possession at settlement What's Nearby: • 550m to Cunington Park • 650m to St Gibbs Street Primary School • 1.1km to East Cannington Reserve • 1.5km to Sevenoaks Senior College • 1.6km to Westfield Carousel • 6.3km to Curtin University • 11.5km to Perth Airport • 15.5km to Perth CBD • Accessibility to Welshpool Road, Albany and Leach Highways. \*\*Disclaimer: Ray White Cannington have in preparing this advert, used our best endeavours to ensure the information contained is true and accurate but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries with the relevant authorities to verify the information contained in this advert\*\*