

# 7 Colgoola Brace, Bassendean, WA 6054

**Professionals**

## House For Sale

Wednesday, 24 April 2024

7 Colgoola Brace, Bassendean, WA 6054

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Area: 422 m2**

**Type: House**



Nic Pulvirenti  
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## Offers From \$785,000

NIC PULVIRENTI of the Professionals Wellstead Team is excited to present this stunning 4 bedroom - 2 bathroom - RENOVATED family home in the highly sought after leafy suburb of Bassendean! Stepping foot through the front door, you can't help but feel right at home. Timber look flooring, air conditioning and a well thought out floorplan just to name a few key features of this brilliant Bassendean abode! Renovated & recently upgraded throughout, all the work has been done here so you can focus on just moving in without having to lift a finger! THINGS YOU'LL LOVE!:- Double brick construction - Garden reticulation - Solar panel system + new inverter - Low maintenance timber look flooring throughout - Spacious front lounge / activity area - Good-sized main bedroom - Three spacious minor bedrooms with built in robes - Incredibly free flowing - open plan kitchen, living & dining area - Fully renovated kitchen with thick 40mm engineered stone benchtops, smeg designer sink, new stainless steel cooktop, stainless steel oven, westinghouse dishwasher, contemporary light fittings etc.. (Fridge included with sale)- Triple bifold doors out to rear - Low maintenance covered outdoor entertaining area with gabled patio, feature privacy screen & solar lighting - Miele washing machine & Bosch condenser dryer included with sale - Electric double garage with workbench & shelving - Side parking space (perfect for trailer, boat etc..)- New gas instant hot water system - New modern "touch" light switches throughout the home - Garden shed & side access thru side gate Not only is this brilliant property extremely well equipped, it's also situated in such a great spot, located just minutes from The Bassendean Train Station, Local shops, Cafes and just 10 minutes to the Perth Airport (great for FIFO workers) and sub 20 minutes from Perth CBD. All of these amazing features for one EXTREMELY attractive price in what really is such a family friendly suburb! Approximate Distances:Nearby bus stop - 50m Bassendean Train Station - 800m (10 minute walk) Caff on Broadway - 900m 2 minute drive or 9 minute walk Bassendean shopping village - 4 minute drive Historical Guildford Town - 7 minute drive The magical Swan Valley - 7 minute drive Perth Airport - 7 min drive Perth CBD - 18 min drive or 17 minute train ride Additional Information:Built: Approx Council Rates: Approx \$2,415.15 PA Water Rates: Approx \$1,333.85 PA Get in touch with NIC PULVIRENTI today!