

**7 Sunningdale Street, Morley, WA 6062**

THE AGENCY

**House For Sale**

Thursday, 1 February 2024

7 Sunningdale Street, Morley, WA 6062

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 734 m2**

**Type: House**



Adam Naumovski

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## END DATE SALE 12/02/24

Adam Naumovski presents...7 Sunningdale Street, MorleyEnd date sale - All offers presented 12/02/24 - Unless sold prior. \*\*\*HOME OPENS THIS WEEK\*\*Saturday 3rd February 10:00 - 10:30amSunday 4th February 10:00 - 10:30amNestled in the vibrant community of Morley, 7 Sunningdale Street is a beautifully preserved gem dating back to 1972 that is sure to enchant astute buyers, savvy investors, families, and first home buyers alike. As you step onto the property, the first thing that will capture your attention is the home's charming character. It's a delightful blend of vintage charm and modern practicality, offering the best of both worlds. Inside, the home opens into an inviting living area adorned with gorgeous original jarrah floorboards which radiate warmth and character. The separate lounge and dining rooms at the front of the house provide two distinct living spaces. The centrepiece of the home is the open plan kitchen and family meals area, a modern and stylish chef's kitchen complete with waterfall stone benchtops, stainless steel appliances, and an abundance of bench and cupboard space. The area seamlessly flows out to the undercover decked outdoor entertaining area, allowing for easy indoor-outdoor connection and bringing the outdoors and the mesmerizing natural light in. The bedrooms are generously sized, offering plenty of room for rest and relaxation. The entire home is serviced by ducted air-conditioning, ensuring comfort in every season. The true showstopper of this home, however, lies in its outdoor features. The property takes full advantage of its 734sqm block and elevated position, boasting an undercover decked outdoor entertaining space with commanding suburban views. This space not only seamlessly connects with the indoor living area but also overlooks a lush grassed area - perfect for kids and pets to play. The feeling of space is amplified, making an already large area feel even grander. Location-wise, the property is ideally positioned. It is just 500m away from the beautiful Crimea Park, perfect for nature walks and dog walks. The West Morley Primary School is a mere 2.6km away, and the amenity-filled social and entertainment hub of Morley Galleria Shopping Centre is just 2.5km away. Shops, cafes, bars, restaurants, and entertainment options are all just a short drive away, providing convenience at your doorstep. 7 Sunningdale Street is not just a house; it's a lifestyle. A place where the past and the present intertwine to create a home that is warm, inviting, and perfectly designed for modern living. Some fantastic features include:

- Beautifully preserved 1972 build home that merges character with modern practicality.
- Open plan kitchen with waterfall stone benchtops and stainless steel appliances.
- Indoor and outdoor entertaining spaces seamlessly connect.
- Gorgeous original jarrah floorboards.
- Ducted air-conditioning throughout.
- Generous sized bedrooms.
- Elevated position with commanding suburban views.
- Large outdoor entertaining space with undercover decked area.
- Close proximity to Crimea Park, West Morley Primary School and Morley Galleria Shopping Centre.
- Located in a vibrant community perfect for families.
- The outdoor area overlooks a grassed space ideal for kids and pets

and much much more...DON'T MISS OUT CALL ADAM NAUMOVSKI ON 0424 364 326ADAM NAUMOVSKI | FOR ALL YOUR REAL ESTATE NEEDSDisclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.