

7 Watling Avenue, Lynwood, WA 6147



Sold House

Thursday, 24 August 2023

7 Watling Avenue, Lynwood, WA 6147

Bedrooms: 3

Bathrooms: 2

Area: 840 m2

Type: House

\$685,000

With all of the hard work having already been done for you here, there is absolutely nothing left for you to consider, other than to simply bring your belongings and move straight on into this fully-renovated 3 bedroom 2 bathroom home that is destined to tick all of your boxes - no matter who you are. Adjacent to a separate, yet connecting, sunken dining room, the open-plan living and kitchen area is where most of your casual time will be spent and has stylish pendant light fittings, as well as a breakfast bar for quick meals. The gorgeous kitchen itself immaculately plays host to solid sparkling stone bench tops, double sinks, a quality stainless-steel Bosch dishwasher and a 900mm-wide gourmet Artusi gas cooktop and oven, for good measure. The obvious pick of the bedrooms is a relaxing master suite where a double glass sliding built-in wardrobe meets a massive ensuite bathroom - floor-to-ceiling tiling, china basin, stone bench top, "his and hers" rain showers and all. A modernised main family bathroom services the minor sleeping quarters with its free-standing bathtub, frameless shower screen and stone vanity. The fully-tiled laundry has also been cleverly revamped to include a sleek stone bench top and opens out to the rear yard for drying. The backyard alone is huge and is dominated by lush green lawn, leaving more than enough room for a future swimming pool - if you are that way inclined. A massive gabled outdoor patio-entertaining area pleasantly overlooks it all, inclusive of a powered 3m x 3m (approx.) garden shed, right in the corner of the yard. Out front, there are two separate driveways - meaning plenty of space to park a boat, caravan, trailer and other extra cars the family may own. Walk to the beautiful Woodford Park and picturesque Bannister Creek Parklands and its beautiful Nature Playground from here, with bus stops, Bannister Creek Primary School and other lovely local parks all only footsteps away in their own right. The likes of Lynwood Village Shopping Centre, Lynwood Senior High School, the Whaleback Golf Course and so much more are also only minutes from your front doorstep. Not a bad location at all, really! Other features include, but are not limited to: - Carpeted bedrooms - 3rd bedroom with a single-door built-in robe - Gleaming wooden Bamboo floorboards, throughout the living area - Feature entry door - Heat lamps - Ducted reverse-cycle air-conditioning - with five (5) zones - Perimeter security-alarm system - Day-night roller blinds on all front windows - New wiring to house (original switchboards) - New LED lights - Feature ceiling cornices - Skirting boards - Security grills to doors and windows - Replaced gutters, down-pipes and soak wells - Roof restored - High-performance instantaneous hot-water system - Automatic bore-reticulated gardens - Sprawling green front-yard lawns - Huge 840sqm (approx.) block - Fully renovated in 2018 - five years ago

ENQUIRIES: For all enquiry responses relating to the property, please also check your junk mail or email spam folder. All enquiries will be answered within 24 hours. DISCLAIMER: Whilst every care has been taken with the preparation of the particulars contained in the information supplied, believed to be correct, neither the agent nor the client nor servants of both, guarantee their accuracy. Interested persons are advised to make their own enquiries and satisfy themselves in all respects. The particulars contained are not intended to form part of any contract.