

**72 Jasmine Loop, Willetton, WA 6155**

**House For Sale**

Friday, 31 May 2024



72 Jasmine Loop, Willetton, WA 6155

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 767 m2**

**Type: House**



Nik Varga

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## MAKE A BID!

Located in one of Willetton's BEST Streets and only a short walk to the High and Primary Schools. OPPOSITE a park, this MASSIVE 2 storey home has 4 bedrooms, study/5th bedroom and 3 bathrooms. If you have a large family or cater for overseas guests then this home is for you as the Activity/Games could be an optional Guest Room with the 3rd bathroom being adjacent. With far too many features to list below this home is a must to view. The Open Negotiation (online auction) is underway! Contact Nik today for further information on the sales method of Open Negotiation. Final bidding stage to take place on Wednesday 12th June at 6:00pm (AWST)! Please note this property may sell at any time! What you need to know:

- Willetton High School and Burrendah Primary School Zones
- 4 large bedrooms all with built in robes
- Study/5th bedroom with built in robes
- 3 bathrooms all fully tiled
- Entry with Jarrah staircase and huge storage underneath (ideal for wine cellar)
- Large lounge with adjacent sunken conversation area with bar
- Separate formal dining room
- Massive renovated kitchen with solid granite benchtop, stacks of bench/cupboard space, Miele oven and microwave and 5 burner gas cooktop
- Large tiled family/living area with feature brick fireplace, meals area, bar and split reverse cycle air conditioning
- Separate Activity/Games Room which could be used as a 6th Bedroom
- Double garage with remote controlled doors

Many other extras including:

- 2 balconies overlooking the park
- Ducted Evaporative air conditioning
- Insulated with Batts
- Alarm system (not monitored) plus 2 cameras
- Automatic bore reticulated lawns and gardens
- Below ground pool with saltwater chlorinator, Kreepy Krawley and large sand filter.

Safety compliant

- Solar Hot water
- Built in 1981 on 767sqm Corner Block Zoned R20. NB No easements.
- Council Rates (approx.) \$2,591.94 pa
- Water Rates (approx.) \$1,815.54 pa

Disclaimer: Whilst every care has been taken in the preparation of the marketing for this property, accuracy cannot be guaranteed. Prospective buyers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Seller or the Seller's Agent and are expressly excluded from any contract.