

74 Second Avenue, Mount Lawley, WA 6050



House For Sale

Friday, 3 May 2024

74 Second Avenue, Mount Lawley, WA 6050

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 880 m2

Type: House



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Best offer over \$1.85M

This charming Californian Bungalow presents an idyllic lifestyle for families and professionals, given you're on the same street as Mount Lawley Primary School and around the corner from Perth College and the Beaufort Street precinct. It's not only the location that's enticing either, as this four-bedroom, two-bathroom home has been lovingly renovated throughout the years to an exceptional standard. Built in 1925, this grand home exudes all the character of a bygone era with large rooms, Jarrah floorboards, high ornate ceilings, leadlight windows, picture rails, French doors, timber fretwork, tuckpointing, and a gracious wrap-around front porch. A claw-foot bath in the main bathroom, a sunken family room, and a formal lounge with a fireplace and access via a French door to the porch further add to the charm of this stunning home. A well-equipped country-style kitchen leads to a covered alfresco dining deck overlooking the terraced gardens with mature plants and a below-ground salt-water pool on a generous 880sqm block. In addition to loads of parking on the paved driveway leading to a single garage in the front yard, a double carport is accessed off the rear laneway. A massive workshop offers enormous potential to add value and to create your dream lifestyle by converting it into a pool house, extra accommodation, office, games room or studio. From this incredible location, you're in the catchment for the Mount Lawley Senior High School and only a short distance from Edith Cowan University, Mount Lawley Golf Club, Mount Lawley Train Station, the Swan River, Northbridge and Perth's CBD. You're only steps from 2nd Avenue IGA, Fresh Provisions and a plethora of dining and shopping options. Features you will love:

- Lovingly renovated four-bedroom, two-bathroom character home
- Formal lounge room with a fireplace with a gas bayonet point and access to the front veranda via French doors
- Country-style kitchen with a 4-burner gas cooktop, 600mm electric oven, Fisher & Paykel dual drawer dishwasher, double sink and a breakfast bar
- Covered alfresco dining deck accessed from the kitchen and overlooking the gardens
- Sunken family room with a gas bayonet point and garden access
- Formal dining room with a skylight
- European laundry
- Character features: large rooms, jarrah floorboards, high ornate ceilings, leadlight windows, picture rails, French doors, timber fretwork, claw foot bath, tuckpointing and a gracious wrap-around front porch
- Split-system air-conditioning and ceiling fans throughout
- Parking for 3+ cars in double carport from the ROW & front garage, both remote controlled access, additional parking on the paved driveway
- 1925 brick and tile construction
- 880sqm block with a saltwater diving pool with a spa, established, terraced and reticulated gardens and a massive workshop perfect for conversion
- School catchment: Mount Lawley Primary School & Mount Lawley Senior High School

Water rates: \$1725.77pa • Council rates: \$2525.94pa Please don't hesitate to contact Chris Pham at 0448 777 511 or chris.pham@belleproperty.com today to arrange a viewing.