

**78 Castella Drive, Caversham, WA 6055**



**Sold House**

Wednesday, 6 December 2023

78 Castella Drive, Caversham, WA 6055

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 400 m2**

**Type: House**



Paul Ross

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**\$780,000**

All offers presented on Monday 30th October 2023 unless sold prior. Nestled on a low-maintenance 400sqm (approx.) corner block in the stunning "Taylor Private Estate", this impressive 3 bedroom 2 bathroom single-level home is arguably the finest in the area, boasting a series of quality modern fittings and fixtures throughout whilst enjoying a top location, in between beautiful Greenfield Park and the delightful Noonan Park - so very close to that enviable Swan Valley lifestyle we all so dearly love. The residence evokes funky industrial vintage-style vibes and is headlined by a commodious open-plan living, dining and kitchen area that takes centre stage with its over-sized scullery, sleek granite bench tops, first-class appliances and all. A study can be found off here too, as can a fabulous entertaining alfresco at the rear with its magnificent Argentinian outdoor barbecue. Back inside, the pick of the sleeping quarters is a sublime master-bedroom suite, boasting a ceiling fan, bedside pendant light fittings its very own private fully-tiled ensuite bathroom with a walk-in rain shower and twin vanities. The extra-large double garage is complemented by a storeroom and drop-down-ladder access up to a decent storage attic, for all of those things you want out of sight, but not necessarily out of mind. Only walking distance separates your front doorstep from other sprawling neighbourhood parklands, the local Nido Early School, Caversham Valley Primary School and Caversham Village Shopping Centre, with bus stops, the Caversham Community Centre, beautiful Whiteman Park, Midland and Guildford also nearby. Major arteries within a handy vicinity even provide easy access into the city or Perth Airport - plus don't forget the future Whiteman Park Train Station that leaves everybody with plenty to get excited about. Now this, ladies and gentlemen, is special! Features include, but are not limited to;

- Feature face brick walls
- Extra-wide 1200mm entry hall
- 1200mm-wide front aluminium security door
- High 31-course ceilings in the living areas
- Spacious open-plan living, dining and kitchen area
- Built-in television entertainment unit, with a natural quarry-stone feature wall
- Large gourmet kitchen with Blum soft-close hinges and drawers
- Generous scullery
- Electric push-to-open bins and over-head cupboards in the kitchen and scullery
- Double kitchen sinks
- Breakfast bar
- Range hood
- Stainless-steel gas cooktop/oven
- Stainless-steel dishwasher
- Italian travertine tiles to the outdoor alfresco-entertaining area off the living zone, complete with protective fitted roller blinds
- In-built solid fuel Argentinian Parilla outdoor barbecue, with roof coverage
- Outdoor alfresco ceiling fans
- Striking alfresco feature wall
- Built-in wardrobes to the bedrooms
- Full-height built-in mirrored sliders to the 2nd/3rd bedrooms
- Study (off the living space) - with a built-in desk
- Separate bath and rain/hose shower in the main bathroom
- Hobless showers in the ensuite and main bathroom
- Separate laundry, with quality Caesar Stone bench tops
- Natural sparkling granite bench tops to the kitchen, scullery, master ensuite, main bathroom and powder room
- Custom-built cabinetry throughout the home
- Over-head cupboards in the kitchen, scullery and laundry
- Two large built-in open pantries
- Smart-wired home
- Huawei 6kW solar power-panel system
- Ford and Doonan Daikin 16kW ducted reverse-cycle air-conditioning system - Gold upgrade with an Airtouch 2 Wi-Fi controller
- Hard-wired security-alarm system (with Wi-Fi controls)
- Block-out roller blinds and curtains in the bedrooms
- Skirting boards throughout
- Front doorbell with security camera and indoor screen
- Tinting to front windows
- Fully reticulated
- Easy-care native front garden
- Generous double lock-up garage, plus an extra off-street parking space
- Storeroom in the garage, plus 31-course-high ceilings to allow access for four-wheel-drives
- Drop-down-ladder access up to a large storage attic, in the garage
- Low-maintenance 400sqm (approx.) corner block with a side-access gate