

7A Concord Road, Dianella, WA 6059



House For Sale

Friday, 17 May 2024

7A Concord Road, Dianella, WA 6059

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 328 m2

Type: House



Natalie Hoyer

0485833539

Under Offer

Built for laughter, good times, and perhaps a growing brood. This 1960s character home is *not just* an absolute beauty with her classic picket fence, charming Jarrah floors, and brilliantly big windows. Nope. She's also super versatile when it comes to layouts, lifestyle, and living areas, using the 328sqm block incredibly wisely. Exhibit A: the excellent (and incredibly well-sized) sunroom which you can use for... just about anything! Sure, it could be a cosy spot to take a nap - just add a comfy couch or hammock. But it could also be a playroom, studio, or a second living room for when you've got a household of different folks with different interests and they've all invited their friends over at once. Or if you're fond of the odd party, whether it's a 4th or a 40th, you'll be thrilled to know that the living spaces are connected so you can invite just about everyone you love and still have room to swish through with a tray of canapes. (Fairy bread counts as canapes, right? We digress.) That beautiful flow continues out to the backyard, too, where your alfresco area is semi-enclosed but fully fabulous. Sweet built-in seating is a great touch and there are lawn and garden beds to round it all out and give it a lush, welcoming vibe. Add a fire pit and fairy lights and you've got yourself a primo party zone. Fun is what you make it. And here? It's made so easy. Location-wise, you can work, rest, or play to your heart's content. Commute to the city via bus (there are a couple of stops just around the corner) or make the easy 8km drive in no time flat. Hardly any time for even the shorted poddy. Enjoy leisurely breakfasts and brunches at Nogi Lane (350m) before happily strolling home or - better yet - taking the scenic route and stopping in at Leeds The Strand Reserve (450m) to let little ones have a play while you sip that extra coffee you ordered to go. There are loads of other parks and green spaces in all directions if you have dogs instead of small humans, prefer sunrise yoga to playgrounds, or want to shoot hoops or kick a footy with mates. There's something luxurious about spending your leisure time exactly as you wish! For outings of the more grown-up variety, Varsity Bar (1.9km) is a superb spot for watching sports on the big screen over a pint and a burger. Meanwhile, you're less than 4km from hotpots such as Bar Vino, King Somm, and Milk Bar, which are all well worth the Uber trip. Round all that out with only being 1.3km from the Galleria and you're totally covered for all activities from the mundane to the magical. Ready to liven things up a bit? Hit Natalie up now (call or email). Or rock up to the home open. ***** Buyers over \$599,000 are encouraged to come and inspect this property with all offers presented as received, and responded to on our before the campaign end date of 5:00pm Wednesday the 28th May 2024 (IF NOT SOLD PRIOR). The seller reserves the right to accept an offer prior to the campaign end date. Lot Size: 328sqm Build Year: Circa 1965 Council Rates: \$1,551.41 per annum approximately Water Rates: \$1,031.55 per annum approximately No Strata Fees.