

83 Seville Dr, Seville Grove, WA 6112



Sold House

Tuesday, 13 February 2024

83 Seville Dr, Seville Grove, WA 6112

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 713 m2

Type: House



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\$668,500

UNDER OFFER BY BEN MATHEWS - THE MATHEWS TEAM - 0488 997 018**PLEASE NOTE - This property is currently owner occupied and is very well looked after/maintained - as you can see from the photos. The sellers are currently in the process of building a new home and would like to rent this property back from the successful buyer at settlement. The timeline of the rent back arrangement would be from the settlement date for up to approx. 12-14 months. This is an excellent opportunity for an investor - as you can purchase this incredible property with excellent tenants ready and in place from day one who clearly look after the property beautifully with rent being able to be collected immediately. We estimate the rent to be approx \$600-\$650 per week however this will be negotiated as part of the sale and will be formalised on the contract of sale.***Welcome to a residence that transcends expectations, an awesome 4-bedroom, 2-bathroom haven gracefully situated on an expansive 713sqm block. Beyond its impressive façade, this property beckons with a wealth of captivating features, including a well-appointed, powered rear workshop/shed, an incredible alfresco haven with blinds, multiple expansive living areas, a convenient double carport, plus additional parking spaces, and an array of carefully curated details that elevate this home into a realm of comfort a level above the rest. Join us on a journey through the charm and sophistication that defines 83 Seville Drive - situated in one of WA's most popular locations!

INSIDE: Step through the entrance and to your left, a generously proportioned formal lounge awaits, providing an intimate retreat for quiet evenings and cosy movie nights. To the right, the master bedroom unfolds in grandeur, flooded with natural light and featuring a voluminous walk-in wardrobe and an ensuite that's very neat and tidy with neutral colours. Journeying through the home, you'll encounter the heart of the house - an open-plan living/kitchen/dining space, meticulously designed to facilitate seamless family living. This thoughtfully crafted area effortlessly extends to the outdoor alfresco, creating an expansive indoor/outdoor sanctuary. The well-appointed kitchen, adorned with quality appliances, offers a perfect balance of style and functionality. Three additional bedrooms, each graced with built-in robes, provide private and spacious sanctuaries for every family member. Nestled between these rooms, the main bathroom and laundry showcase a commitment to neatness and style, completing the internal tapestry of this exceptional home. This property also has the added benefit of a reverse cycle ducted AC system plus a 24/7 Swann security system with sensor lights.

OUTSIDE: Stepping into the outdoor haven, be enchanted by the meticulously landscaped surroundings. The charming front façade welcomes you with a 2-car carport and additional parking spaces on the driveway. On the left, a magnificent alfresco space extends the living area outdoors, enhanced by versatile blinds that add an extra layer of charm and functionality. Venture to the rear of the property to discover a lush, sprawling grassed area and an expansive 6.0 x 9.0 workshop—a haven for DIY enthusiasts or an ideal space for additional storage. This meticulously designed outdoor space offers the perfect canvas for creating lasting memories with family and friends.

WHERE IS IT LOCATED? Nestled in the highly coveted suburb of Seville Grove, this property not only offers a home but promises a lifestyle. Immerse yourself in the convenience of top-tier local amenities, access to excellent schools, proximity to verdant parks, and the joy of becoming part of a vibrant and welcoming community.

WHAT TO DO NEXT: Contact The Mathews Team today to enquire about this outstanding property. Property Code: 3968