

# 9/116 Matheson Road, Applecross, WA 6153

**BANOVICH**  
**HILLMAN**

## House For Sale

Thursday, 7 March 2024

9/116 Matheson Road, Applecross, WA 6153

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 243 m2**

**Type: House**



Renee Banovich  
0893649766

**FROM \$1,350,000**

Conveniently positioned around the corner to the popular Applecross Village café strip and just two blocks to the riverfront foreshore, this is a highly sought after location within Applecross that is very tightly held! Experience the convenience of easy care, low maintenance living, together with a very popular floorplan featuring a spacious ground floor master bedroom and basking in north east facing sunshine that streams through the alfresco and main living area. In a quiet, cul-de-sac location, this survey strata home has a cleverly designed layout to utilise the space to perfection. Focusing on open plan living, the main living and dining area features timber flooring, high ceilings and sliding doors, connecting you to the exterior, undercover courtyard and providing the desired sense of indoor-outdoor living. Positioned in the heart of the home, the kitchen is complete with quality appliances, including a 4 burner gas cooktop, appliance cupboard and ample cupboards and draws providing plenty of storage. The master suite is built for relaxation, featuring a walk-in wardrobe and private access to the courtyard. The master ensuite has a double vanity, large shower and spa bath. Designed for a couple to be able to live on the ground floor only, the ground level is complete with an additional bedroom, w/c, store room and separate laundry. Both upstairs bedrooms are large in size and both have built in wardrobes. They both share a second common bathroom and upstairs also features a study nook. The ultimate riverside and cafe lifestyle awaits for the new owner of 9/116 Matheson Road Applecross. Stroll to an abundance of cafes, restaurants, shops, boutiques, supermarket, specialty stores and medical facilities. Jump on the bus stop over the road to connect to Perth CBD or just one traffic to Perth CBD if travelling by car. It's a short stroll to various sporting facilities and top ranking Applecross Primary School. Nearby to many prestigious high schools such as, Applecross Senior High School, Penrhos College, Wesley College, Aquinas College and Santa Maria College. Additional features of this property include double lockup remote garage, storage shed in the garage and visitor parking in the complex. Disclaimer: Whilst every care is taken in the preparation of this information, its accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contract.