

**9/22 Oatley Turn, Duncraig, WA 6023**

**Villa For Sale**

Thursday, 30 May 2024

9/22 Oatley Turn, Duncraig, WA 6023

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 230 m2**

**Type: Villa**



Jarrod O'Neil  
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## Offers in the \$700's

This gorgeous 2 bedroom (plus a 2nd living area or 3rd bedroom) free standing villa (with NO stairs) is situated within a quiet and secure complex of 10 that have been specifically built and designed for Over 55's living and boasts a common room for social get togethers as well as remote gated entry into the complex. Beautifully presented and with nothing needed to be done, this property is perfect for those who are seeking independence, security and convenience or after an easy care home for a lock up and leave lifestyle. The ultra convenient location is within easy walking distance to public transport, medical and dental facilities, Duncraig Village Shopping Centre, local parks, Sorrento Bowls Club, Duncraig Library, Sorrento Tennis Club and Percy Doyle Sports Grounds, whilst allowing easy access to main arterial roads, Hillarys Marina, Westfield Whitford Shopping Centre and Sorrento Beach. This property is a must see and further features comprise of:- 2 bedrooms- Master bedroom has full height built in robes- Bedroom 2 also with full height built in robes- Large bathroom with a WC and separate bath and shower- Second WC- 2 separate living areas (lounge room can be used as a 3rd bedroom)- Open plan kitchen, dining and living areas- Kitchen has a granite benchtop, double sink, gas cooktop, dishwasher, fridge recess, pantry and a breakfast bar - all with outlook to the backyard- Laundry with direct access to the backyard- Plenty of storage- Neutral decor- Security screens- Reverse cycle air conditioning- Gas bayonet- Gas hot water system- All seasons outdoor entertaining area- Easy care reticulated gardens- Garage with a remote door, rear access and a lock up storage room- Remote gated access to the complex- Small group of 10 villas with their own Common Room- No common walls- Strata fees: \$500.00 (per quarter)- Year built: 2004 (approx.)- Block size: 230sqm (approx.) For further information please call Jarrod O'Neil on 0411 103 617. Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.