

92 Gavour Road, Wattle Grove, WA 6107

THE AGENCY

House For Sale

Wednesday, 31 January 2024

92 Gavour Road, Wattle Grove, WA 6107

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 2 m2

Type: House



Jessica Morrow

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Set Date Sale

ALL OFFERS IN BY FEB 13TH - The seller reserves the right to accept offers before the said date. A Sanctuary of Special Rural Splendid Solitude Majestically situated on approximately seven acres of pure cul-de-sac bliss just footsteps away from the stunning Lesmurdie Falls National Park, this beautiful 5 bedroom 2 bathroom family home defines semi-rural serenity and is still conveniently located close to all of your everyday amenities, despite its spectacular seclusion. A character bull-nose verandah precedes double entry doors and adds a sense of contemporary charm to the residence. Before stepping foot inside though, you are able to sit and relax amidst a splendid scenic backdrop of Mother Nature – and under a series of pitched outdoor patio-entertaining areas that can be set up any which way you like. Access from the games room is rather seamless, with the latter's gleaming wooden floorboards complemented by a gas-heating connection, split-system air-conditioning and neighboured by a tiled open-plan family and casual-meals area – next to a tiled kitchen and another alfresco sliding door. The kitchen itself is nice and functional, featuring its own split-system air-conditioning unit, a pantry, double sinks, a gas cooktop, separate oven and a generous fridge/freezer recess. The sunken formal lounge and dining room on the other side of the kitchen is also warmed by solid timber floors and reserved for those special occasions. The obvious pick of the bedrooms is a sublime master suite with its own wardrobe and a large shower to its private ensuite bathroom – plus a gorgeous garden aspect to wake up to. Out of the four spare bedrooms, any one of them can easily be utilised as a study or home office – if need be. Back outside, an enormous workshop shed is every tradesperson's dream. Handy to schools and shopping in Wattle Grove, public-transport options, major arterial roads, the magnificent Hartfield Golf Club and also within arm's reach of top Perth hills' educational facilities – including Mazenod College and St Brigid's College in neighbouring Lesmurdie, this enchanting property allows you to escape to terrific tranquillity without being too far away from anything at all. Your private symphony of space awaits! Other features include, but are not limited to:

- High ceilings through the main part of the house
- Wooden bedroom flooring
- 2nd bedroom with shelving and a built-in computer desk
- 3rd bedroom with a desk and built-in double robes
- 4th bedroom with a BIR
- Separate 5th bedroom
- Separate bath and shower in the main family bathroom
- Huge laundry, with external access for drying
- Double lock-up garage
- Close to Lesmurdie Falls National Park and other majestic natural landmarks
- Handy proximity to restaurants, sporting facilities at Hartfield Park and the neighbouring Hartfield Park Recreation Centre
- Easy access to Welshpool Road, Roe Highway and Tonkin Highway
- Just minutes away from Perth Airport – via the new Forrestfield-Airport Link

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.