

11 Wheaton Street, Southern River, WA 6110



House For Sale

Wednesday, 26 June 2024

11 Wheaton Street, Southern River, WA 6110

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Gareth May
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Buyers Over \$499,000

Situated on an easy care 200m² block this home is sure to impress anyone looking for a low maintenance lifestyle with the convenience of being close to shops, medical facilities and public transport. The home is located less than a 1km walk from the entry to the Nolan Avenue Reserve & Lakey Street Playground, a grassed where you can enjoy some fresh air whilst taking a leisurely stroll around the lake and reserve. Location couldn't be more perfect, with the Vale Shopping Centre just 1.1km away, offering an abundance of retail shops, dining options, major supermarkets, gym, cafés, medical facilities and a variety of dining options.

INSIDE

- Light and bright open plan living with feature raked ceilings
- The open-plan living area provides a seamless flow between the living room, dining space, and kitchen, ideal for both everyday living and entertaining guests.
- For the chef of the house, the kitchen offers 600mm stainless steel appliances with gas stove, feature splashback and overhead storage
- The main bedroom features an ensuite bathroom for added privacy and convenience as well as a large built-in robe.
- The secondary bedrooms are comfortable in size, all with built in robes.
- Split system in main living area and master bedroom for comfortable living all year round

OUTSIDE

- A private courtyard to the rear of the property provides an ideal space for outdoor entertaining, gardening, or simply enjoying a cup of coffee in the fresh air.
- Low maintenance, easy care gardens front and back
- Double garage

SO MUCH, SO CLOSE

- 220m - Nile Park
- 250m - Nearest Bus Stop
- 800m - Lakey Street Playground
- 2.6km - Bletchley Park Primary School
- 1.1km - The Vale Shopping Centre
- 4.4km - Southern River College
- 5.3km - Thornlie Senior High School

*Distances are approximate, sourced from google maps.

PROPERTY DETAILS

Land Size: 200m² Build Year: 2016 Built Area (Living): 101m² Built Area (Total): 135m² Builder: Claymont Floor Plan: Available Council Rates: \$1873 Annually (Approx) Water Rates: \$1086 Annually (Approx) Survey Strata Strata Rates (Admin): \$266.68 per quarter (Approx) Strata Rates (Reserve): \$19.21 per quarter (Approx) Strata Rates (Total): \$285.89 per quarter (Approx) NBN: Available **BOOK AN INSPECTION** Contact Gareth May on 0430 400 664 or gmay@attreerealestate.com.au to arrange a private inspection.

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