

**11A Swanson Street, Willetton, WA 6155**

**Professionals**

**House For Sale**

Saturday, 29 June 2024

11A Swanson Street, Willetton, WA 6155

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 364 m2**

**Type: House**



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## Offers in the High \$700,000's

Welcome to your new home, tucked away in a quiet and secluded rear block. This beautifully refreshed residence boasts fresh paint and new carpets throughout, offering a pristine and inviting atmosphere. Featuring 3 spacious bedrooms and 2 modern bathrooms, this home is perfect for any type of buyer who is seeking that bit of extra space. Enjoy the luxury of two separate, spacious living areas, ideal for entertaining or relaxing. The home is equipped with ducted reverse cycle air-conditioning ensuring your comfort all year round, no matter the season. Step outside to discover a great-sized patio, perfect for outdoor dining or simply unwinding in your private yard. The property also features convenient drive-through access and additional trailer parking out front, providing ample space for all your vehicles. You're also surrounded by much sought after schools, major arterial roads, fantastic shopping centres, the leisure plex and an abundance of specialty stores. Highlights include:

- King size master bedroom with soft carpet, walk-in robe, and ensuite with shower, vanity and toilet
- Bedrooms 2 and 3 both feature brand new carpet and 1 with a built-in robe
- Kitchen features 4-burner gas cook top, electric oven with recess, dishwasher, walk-in pantry and fridge recess
- Dining room attached with a half wall separating the living room with brand new carpet and glass slider to the back patio
- Separate front lounge as you enter the home with brand new carpet
- Fully repainted throughout
- Separate storeroom hidden around the back
- Double carport with automatic roller door, shoppers' entrance and drive through access to the back yard
- Additional parking out the front for a trailer
- 10m x 6m approx. patio area with concrete footing and gardens surrounding it
- Ducted reverse cycle air-conditioning with zoning capability
- Block 364sqm approx.
- Built 2000
- No strata company - self managed @ \$300/quarter approx.

Call Scott Jordan on 0419 903 244 for an more information Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. To the best of our knowledge the information listed is true and accurate however may be subject to change without warning at any time and this is often out of our control. Prospective tenants & purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Owner or the agent and are expressly excluded from any contract. Scammers are actively targeting real estate transactions. Due to the increasing number of attempted frauds in our industry and in the interest of protecting your funds we will not provide our trust account details via email. Please contact our agency to confirm deposit details prior to doing any transfers. Aggressive behaviour and any form of verbal or physical abuse towards our employees will not be tolerated. Our teams are working as hard as they can, please be patient as we do our best to assist you.