

125 Second Avenue, Mount Lawley, WA, 6050



House For Sale

Wednesday, 14 August 2024

125 Second Avenue, Mount Lawley, WA, 6050

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House

A 1960s design capsule with a modern heart

END DATE SALE - Absolutely ALL OFFERS to be presented by Tuesday 27th August at 5pm unless sold prior.

For the first time this charming, retro 3-bedroom, 1-bathroom 1960-built home is available for sale, awaiting its next family to lovingly bring their vision to life. Situated at the top end of Second Avenue, a quiet tree-lined street full of Mount Lawley history, it's just moments from the suburb's renowned tennis and golf clubs and highly regarded primary school, Hamer Park Reserve and the vibrant Beaufort Street food and wine strip. It is a location that offers the finest of Mount Lawley life, in a private and tranquil back setting.

Beautifully preserved, the mid-century original is an echo from the past, with abstract patterns, exposed brown brickwork, arched doorways and bold colourways throughout. While it may be a design capsule from the 60s, the thoughtful floorplan inspired by connectivity and flow captures the essence of modern living. The kitchen is generously sized and at the heart of daily life, effortlessly connecting to the dining room, lounge, and outdoor patio.

Well-proportioned spaces and a central layout provide the best foundations and await a striking transformation to suit families of today.

The front and rear gardens provide an abundance of usable space and evoke the essence of the 'great Australian dream'. A patio spanning the width of the house is fitted with roller blinds for year-round use, and the hills hoist clothesline still stands strong. With mature trees, a chicken pen, generous open space and a garden shed, it invites the avid homesteader to plant this year's harvest, or the visionary to re-design their family's new outdoor oasis.

125 Second Avenue unveils 599sqm of rare Mount Lawley real estate, with a solid home to either redesign, or potentially demolish and rebuild subject to council approval. Here is your chance to design your home around your unique life and style, in a location brimming with entertainment and leisure.

Features of the home include:

- 📍 Built in 1960, the home is in immaculate condition with all its charming, original features, including feature geometric ceilings, bold colours, and abstract patterns throughout.
- 📍 The design features a central kitchen, with a psychedelic blend of feature tiles, jaffa orange countertops, dark brown cabinetry and a copper rangehood. With upgraded appliances including a 600 mm stainless steel oven and grill, and 900 mm gas cooktop.
- 📍 With feature arched doorways and well-balanced spaces, the kitchen, living and dining areas present a fantastic canvas for a refresh.
- 📍 Featuring in-built jarrah cabinetry, saloon doors and the dining room is well-equipped for entertaining and everyday use.
- 📍 A comfortable front lounge room with open windows and a flood of natural light.
- 📍 Large bedrooms with manual roller shutters fitted to bedrooms one and two.
- 📍 The bathroom, like the rest of the home, boasts alluring character, with a standalone bath, separate shower with glass screen, and ample storage space.
- 📍 Laundry and separate W/C at the rear, with easy access to the backyard.
- 📍 Sizeable rear patio with café blinds, and a raised backyard with an abundance of useable space.
- 📍 Ducted evaporative air conditioning throughout.
- 📍 599sqm of land on a zoned R30 block.
- 📍 Located within the sought after Mount Lawley Primary School and Mount Lawley Senior High School catchment zones.
- 📍 Council Rates: \$2297.65pa
- 📍 Water Rates: \$1596.17pa

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