

1345 Cook Street, Mount Helena, WA 6082

CHRISTIE'S
REAL ESTATE

House For Sale

Monday, 1 July 2024

1345 Cook Street, Mount Helena, WA 6082

Bedrooms: 5

Bathrooms: 3

Parkings: 4

Area: 2 m2

Type: House



Tim Christie

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Low \$1,000,000's

Be quick, this unique property will attract a diverse audience with a range of features including freestanding dual accommodation perfect for multi-generational families or those seeking a rental return, green pasture and stables for horse-people or agistment income, a below ground pool for your pleasure, and a large well equipped crafts room offering multiple opportunities.

- 5 acre property packed full of features
- Good sized 4 bedroom, 2 bathroom home
- Self-contained 1 bedroom, 1 bathroom granny flat
- Separate crafts room
- Below ground pool
- Green paddocks & 4 bay horse stables
- Air conditioning, slow combustion fires & solar hot water
- Master bedroom with walk-in robe & ensuite
- Double garage
- Mixture of native bush & pasture
- Convenient location within walking distance of both primary and high schools

Nestled within a gentle sloping area looking out to native bush and near-flat paddocks the dwellings enjoy a pretty and convenient location with primary and high schools within walking distance. In total the buildings add up to 5 bedrooms, 3 bathrooms, 4 living areas and additional spaces giving plenty of space to suit your family's needs. The main residence has been freshly painted and is suitably equipped with three individual living areas; a sunken lounge with large east facing windows, centrally positioned dining room, and semi open planned family with a study nook. The kitchen sits between two of these living areas and is appropriately sized for a family with plenty of floor-level cabinets, a wall of pantry-like cupboards and wide fridge cavity. The bedrooms have been separated with the main having added privacy at the front of the home; this includes a walk-in robe and an ensuite. The remaining three bedrooms each include a built-in robe and are located together with the main bathroom, laundry and separate w.c. Positioned nearby with a shared patio is the outside crafts room, this large room has a modern appeal with bright downlighting and benefits from direct access to the double garage. Favourably placed further away, the next building is a freestanding granny flat which is completely self-contained. This dwelling includes a decent sized open plan living/kitchen, one bedroom with air conditioning, an adjoining laundry which could be multipurposed for storage and a bathroom. With its own gas and hot water supply and a private porch facing away from the other buildings it makes a great potential rental. There are plenty of other features ranging from the below ground pool with paved sitting to slow combustion fires, solar hot water and air conditioning. The 5 acre property has some native bush but is predominantly pasture meaning it's fit for horses, but whether you own horses or not the approx. 15m x 3m four-bay stable with a 3m full length apron is an attractive feature. Packed full of features and ideally located on the skirts of the Mount Helena townsite within walking distance of schools this unique property is overflowing with potential. Find something that interests you? Call Tim Christie to arrange an inspection.