

18 Nuffield Street, Piara Waters, WA 6112



House For Sale

Saturday, 29 June 2024

18 Nuffield Street, Piara Waters, WA 6112

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 567 m2

Type: House



Gareth May

0430400664

Buyers Over \$1,200,000

*** Please note the property is currently tenanted on a fixed term lease of \$950p/w until 14.11.2024 *** Positioned on a 567sqm block, offering a spacious 241sqm floorplan with a spacious living area this home offers flexible configurations to keep the whole family happy. As soon as you walk through the front door, you'll know this home is going to be something special, the wide entry hallway and high ceilings creates a warm and welcoming atmosphere that carries throughout the entire home. If you love to entertain you will love the decked alfresco. Sit back and relax whilst the kids splash away in the pool or fire up the BBQ and enjoy celebrating those special occasions with family and friends. Stockland Harrisdale Shopping Centre is 1.8km away offering major supermarkets, gym, café, dining and medical facilities. This family friendly home certainly ticks all the boxes for convenient living and lifestyle.

INSIDE

- You'll love the spacious living areas with high ceilings creating an expansive light filled space which opens out to the alfresco area creating a seamless space between the inside and out.
- Main bedroom is tucked away off the entry hallway, the room itself is spacious featuring walk in robes and sparkling deluxe ensuite with double vanities.
- The secondary bedrooms are all a good size, offering mirrored built in robes and positioned around a central activity/study area perfect for keeping the kids toys out of the main living area.
- The kitchen is another example of functional design blended with quality finishes including stone benchtop, quality stainless steel appliances and loads of overhead cabinetry as well as a built-in pantry.
- The theatre room is spacious and can be closed off from the rest of the home making a great space for family movie nights or watching your favourite sports.
- Ducted reverse cycle air-conditioning makes for comfortable living all year round as well as quality ceiling fans in all bedrooms.
- Alarm & Security Cameras for extra peace of mind.
- Additional storage room, perfect for keeping belongings neatly organised and out of sight.

OUTSIDE

- If you love to entertain you will love the alfresco area allowing you to sit back and relax whilst the kids splash around in the pool on the hot summer days. Fire up the BBQ and enjoy celebrating those special occasions with family and friends.
- Stacker windows that open out to the alfresco from the kitchen and theatre making a perfect area for entertaining large groups.
- Paved front yard featuring an electric gate, creating a safe space for parking your boat or caravan.
- Tesla EV wall charger with 3 Phase power
- 6.6 kw Solar system to help reduce electricity bills

SO MUCH, SO CLOSE

200m - Nearest Bus Stop
600m - Mason Green Outdoor Ping Pong Table
850m - Aspiri Primary School
1.0km - Piara Waters Senior High School
2.0km - Stockland Harrisdale Shopping Centre

*Distances are approximate, sourced from google maps.

PROPERTY DETAILS

Land Size: 567m²
Build Year: 2014
Built Area (Living): 241m²
Built Area (Total): 323m²
Builder: Summit Homes
Floor Plan: Available
Council Rates: \$3,157.63 Annually (Approx)
Water Rates: \$1,320.30 Annually (Approx)

☑️NBN: Available

BOOK AN INSPECTION

Contact Gareth May on 0430 400 664 or gmay@attreerealestate.com. auto arrange a private inspection.

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