

**21 Wattley Road, Wellard, WA 6170**



**House For Sale**

Tuesday, 6 February 2024

21 Wattley Road, Wellard, WA 6170

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 375 m2**

**Type: House**



Barry Mitting

0414475607

## Offers From \$549,000

Those looking for a comfortable family home, to live in or for investment, which is close to the freeway, within the catchment area of quality schools, with easy access local shopping, and the wonderful lifestyle Wellard and surrounds brings, should look at this home. Set on an easy-care 375m<sup>2</sup> block, this 2021-built fully air-conditioned spacious home is waiting for a new owner to make it their own. The home opens onto a traditional entrance hall, to the left is an entrance from the secure double garage and to the right is the comfortable master bedroom with "His & Her's" walk in robes connecting through to the ensuite bathroom with large shower. There is a home theatre room and the study/5th bedroom, where moving forward the home opens to an open-plan living area comprising the family room, family kitchen, and meals area. The modern kitchen comes complete with stone bench tops, 900mm gas cooktop, large walk-in pantry, and a breakfast bar. Moving on from the living area there is an activity area with three good-sized minor bedrooms- all with robes, family bathroom, and laundry connected. Outside you will find a delightful Alfresco outdoor area under main roof and overlooking the lush lawn ready for you, the kids or family pet to make your own. The home has ducted reverse-cycle air-conditioning unit, a large Solar Power System installed and the benefit of a gas instantaneous hot water system, which should keep the home both comfortable and the bills down! While the secure double remote garage with shopper's entrance completes this amazing package. Living here means a short drive to the freeway, quality schools, train station and local shopping- Be Quick! For further information, or to book a private viewing of this home, contact Barry Mitting today on 0414 475 607.