

44 Kingsall Road, Attadale, WA 6156

House For Sale

Thursday, 4 July 2024

WHITE HOUSE
PROPERTY PARTNERS

44 Kingsall Road, Attadale, WA 6156

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 339 m2

Type: House



Stefanie Dobro
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Please Call for Details

Welcome to 44 Kingsall Road, Attadale, a charming single-storey home that perfectly balances style, comfort, and functionality. This beautifully maintained property offers a serene and inviting environment, ideal for professionals, families and downsizers alike seeking a peaceful lifestyle in a desirable location. Beyond the security screen door, a tiled entry leads to the bright and airy north facing living room designed for relaxation. The carpeted space features modern light fixtures, large windows that flood the room with natural light, reverse-cycle air-conditioning, and a neutral colour palette that enhances the sense of space and tranquility. A second living area in the heart of the home seamlessly connects a wonderful alfresco area to the west and to the dining room and kitchen, creating a cohesive flow throughout the home. The dining space is perfect for family meals with easy access past the laundry to the outdoor area. The well presented kitchen boasts the classic u-shape work space with modern appliances, ample storage, and the sink sits under large window that offers a lovely view of the garden. The home features three generously-sized bedrooms two with ceiling fans and all with built-in-robos. The master bedroom is designed for comfort and relaxation ensuring a restful night's sleep and the second bedroom comfortably accommodates twin beds. The third bedroom, currently being used as a home office, overlooks the north facing garden making it perfect for an office for those who work from home or a third bedroom complete with built-in-robe. The home has lovely outdoor gardens including mature trees, a super-productive lemon tree, a covered patio to the west, ideal for alfresco dining and low maintenance artificial turf. Situated in the sought-after suburb of Attadale, this home is close to shops, transport and conveniently located near local schools (Attadale Primary is at the end of the street!), and the beautiful Swan River. Enjoy the best of tranquil living with easy access to parks, shopping centres, and dining options.

Property Features

- Bright and airy living space with carpeted flooring
- Modern light fixtures and large windows, ample natural light
- Open-plan living/dining
- Split system A/C to the living room
- Well-appointed kitchen with gas cooktop
- Ample kitchen storage and a large window with a view of the garden
- Three spacious bedrooms all with built-in-robos
- Master and second bedroom with a ceiling fan for added comfort
- Bedroom/office overlooking the front garden
- Covered patio for alfresco dining
- Low-maintenance backyard with artificial turf and mature trees
- Ideal outdoor space for children to play or for quiet relaxation
- External storage shed
- Carport
- Situated in the sought-after suburb of Attadale
- Walking distance to local amenities, schools, and the Swan River
- Easy access to parks, shopping centres, and restaurants and cafes

School Catchments: Attadale Primary School and Melville Senior High School

For more information please call Exclusive Selling Agent Stefanie Dobro from White House Property Partners on 0409 229 115. Council Rates: \$2134.77 per annum (approx) Water Rates: \$1,315.37 per annum (approx)