

5 Atkinson Way, Canning Vale, WA, 6155

HAPPY REALTY

House For Sale

Wednesday, 14 August 2024

5 Atkinson Way, Canning Vale, WA, 6155

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

Education-Focused Living 4-Bed Home in Caladenia Primary School

Welcome to this exquisite 4-bedroom, 2-bathroom family residence, perfectly nestled on a quiet street within the Caladenia School catchment area. This stunning home is situated on a manageable 413 sqm green title block, offering the perfect blend of comfort and convenience.

As you step inside, you are greeted by a spacious master bedroom located at the front of the home, complete with a walk-in robe, a great size ensuite featuring dual sinks, and a split air conditioning system for year-round comfort. The dedicated cinema room provides an ideal space for family movie nights or entertaining guests.

Storage is plentiful with built-in robes in all bedrooms and additional storage solutions throughout the home. Bedrooms 2, 3, and 4 are well-appointed, each equipped with built-in robes and split air conditioning, ensuring a comfortable environment for everyone.

The heart of the home features an open plan kitchen and living area, also with split air conditioning, making it the perfect space for daily family interactions and entertaining guests. The kitchen boasts a modern gas cooktop, an island station, and views overlooking the low-maintenance backyard.

Energy efficiency is key with a solar hot water system supplemented by a gas booster, minimizing your energy expenses while maximizing comfort.

Located within walking distance to Crocodile Park, this home offers not only a serene living environment but also easy access to local amenities and leisure activities.

This property is an outstanding choice for those seeking a stylish and comfortable family home in a sought-after location. Don't miss your chance to own this gem in Canning Vale.

Features

- Location: Nestled on a 413 sqm green title block in a quiet street.
- School Catchment: Within the Caladenia School catchment area.
- Bedrooms: Four bedrooms, each equipped with built-in robes
- Additional Rooms: Cinema room for entertainment.
- Bathrooms: Two well-appointed bathrooms.
- Living Spaces: Open plan kitchen and living area.
- Kitchen Features: Equipped with a gas cooktop and an island station.
- Outdoor Area: Low maintenance backyard.
- Energy Efficiency: Solar hot water system with a gas booster.
- Convenience: Walking distance to Crocodile Park.
- Air Conditioning: Split units installed.