

5 Est Lane, Ashby, WA 6065



House For Sale

Wednesday, 19 June 2024

5 Est Lane, Ashby, WA 6065

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 246 m2

Type: House



Jason Eldridge
0414519389

UNDER OFFER

Stylish modern low-maintenance living comes to the fore here, from within the walls of this impressive 3 bedroom 2 bathroom single-level home in wonderful Ashby – where a plethora of lush local parklands sit just footsteps from your front door. At the front of the house lies a commodious master-bedroom suite with its own walk-in wardrobe and private ensuite bathroom, comprising of a vanity, shower and toilet. The second and third bedrooms have built-in robes of their own and are separated by a practical and light-filled main bathroom, where a shower and separate bathtub help cater for everybody's personal needs. The open-plan living, dining and kitchen area doubles as a spacious hub and features tiled flooring, split-system air-conditioning, sleek stone bench tops, a breakfast bar for quick bites, a microwave nook, double sinks and quality stainless-steel range-hood, gas-cooktop, under-bench-oven and dishwasher appliances. It also enjoys seamless outdoor access to a delightful rear alfresco courtyard for covered year-round entertaining. Stroll to The Ashby Bar & Bistro, shopping at The Ashby Village and bus stops, with excellent schools, more shopping options, major arterial roads and even picturesque Lake Joondalup all around the corner and only a matter of minutes away in their own right, for convenience. A desirable "lock-up-and-leave" lifestyle awaits! Other features include, but are not limited to:

- Single-door storage pantry in the kitchen
- Carpeted bedrooms
- Mirrored BIR's
- Separate laundry with external/side access for drying
- Separate 2nd toilet
- Linen cupboard, next to the laundry
- Feature ceiling cornices
- Easy-care gardens
- Remote-controlled double lock-up garage, with internal shopper's entry
- Low-maintenance 246sqm (approx.) block
- Built in 2016 (approx.)

Current lease: 29/09/2023 - 28/09/2024 at a rent of \$400.00 per week (NRAS Scheme) In this current rental market, this property would lease for between \$640.00 - \$660.00 per week (if not in NRAS) Rates & Local Information: Water Rates: \$740.00 (2023/24) City of Wanneroo Council Rates: \$1958.30 (2023/24) Primary School Catchment: Spring Hill Primary School Secondary School Catchments: Wanneroo Secondary College

DISCLAIMER: Please be advised that the information provided is solely for general informational purposes. It is sourced from both the Seller and third parties, including relevant local authorities, and is subject to change without notice. We do not warrant or guarantee its accuracy, and interested parties should not rely solely on it. It is strongly recommended that individuals conduct their own independent enquiries.