

51 Alverda Parade, Aveley, WA 6069



House For Sale

Monday, 8 July 2024

51 Alverda Parade, Aveley, WA 6069

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 468 m2

Type: House



Chris Wilkinson
0892973300



Sam Huntley
0439736938

Suit Buyers Mid \$700's

This stunning 4 bedroom, 2 bathroom residence is perfectly positioned across from the picturesque Holdsworth Park and scenic bushland, offering a well connected lifestyle with only one neighbour and is the perfect option for the first home buyer and down sizer. Investors will also be encouraged with the low maintenance nature and strong rental yields of this fabulous home. Step inside to discover a beautifully designed interior featuring neutral tones, ducted reverse cycle air conditioning and modern LED down lights throughout. The spacious master suite boasts a generous walk in robe and dual vanities, providing a private retreat for relaxation. The gourmet kitchen sits central to the open plan living areas, kids wing, theatre and alfresco areas and comes complete with elegant stone bench tops. The centre island is the perfect option for the chefs kitchen and allows seamless flow for all members of the family and busy times and more than enough bench space for the even the largest of gatherings. For entertainment enthusiasts, a dedicated theatre room awaits, perfect for movie nights with family and friends or the separate area for a kids activity or home office setup. Outside, the fabulous alfresco area is a true entertainer's delight. Enjoy outdoor dining with a built in BBQ, shade sail and bench seating, creating the perfect space for gatherings all year round. Additional features include a double garage, a storage attic, and low maintenance landscaping to ensure time is spent enjoying the finer things in life. This home is ideally located close to schools, major amenities, and open spaces. Enjoy the vibrant lifestyle of the nearby Swan Valley Wine Region, with its array of wineries and restaurants. Commuting is a breeze with easy access to main arterial routes. Key Features- 2014 Built- 468m2 Block- 172m2 residence- Approx rates \$2300- Approx water \$1185- Approx weekly rental return \$800