

**57 BALLYMOTE GARDENS, Ridgewood, WA 6030**



**House For Sale**

Wednesday, 10 July 2024

57 BALLYMOTE GARDENS, Ridgewood, WA 6030

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 612 m2**

**Type: House**

## EOI

To enquire, please email or call 1300 815 051 and enter code 7089 Step into a world of comfort and convenience at 57 Ballymote Gardens, Ridgewood. Built in 2009, this expansive four-bedroom, two-bathroom home is set on a generous 612 square meter block, offering abundant space and modern amenities. Whether you're an investor seeking a turnkey property or a family desiring a spacious home, this property is an exceptional find. As you approach, the quality exposed aggregate driveway and remote-controlled double garage set the tone for the home's impressive features. Enter through the handy shoppers' door to find a contemporary kitchen adorned with granite benchtops, a corner pantry, gas cooktop, dual sink, and soft-closing drawers. This kitchen overlooks a spacious dining and lounge area, complete with split system air conditioning, making it the perfect hub for family gatherings. The front entry reveals a cozy theatre room and a large master bedroom boasting double 'His' and 'Her' walk-in wardrobes and a private ensuite bathroom. Three additional bedrooms, each with built-in robes, provide ample space for family or guests. A central bathroom, separate W/C, and a laundry with linen cupboard and external sliding door enhance the home's practicality. An additional study/playroom at the end of the hall offers flexible living options. Enjoy outdoor living with a sliding door off the kitchen that opens to an alfresco area, rear driveway, and a backyard featuring a solidly built garden shed. The reticulated gardens add to the home's appeal, ensuring lush greenery year-round with minimal effort. Conveniently located, Ballymote Park is just a 3-minute walk away, while Butler College and Merriwa IGA are within a short drive. The property's proximity to Butler and Clarkson Train Stations, Mindarie Marina, and Ocean Keys Shopping Centre adds to its allure. Currently leased until June 2025, this home offers a fantastic opportunity for investors seeking a property with immediate rental income. Don't miss out on this rare chance to secure a spacious, well-appointed home in a sought-after location. Note: The furniture in the images of this property is virtually staged. Contact us today to express your interest and make this exceptional property yours! To enquire, please email or call 1300 815 051 and enter code 7089