

59 The Avenue, Warnbro, WA 6169

House For Sale

Sunday, 23 June 2024

Harcourts

59 The Avenue, Warnbro, WA 6169

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 712 m2

Type: House



David Dennett

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Offers From \$610 000

Attention Investors! Discover this charming 3-bedroom home, built in 1991, situated on a spacious 712m² block. Conveniently located near major shopping centre, schools, childcare facilities, and public transportation, including rail. A short 2.7km drive the stunning Warnbro Beach and Foreshore and less than 1.2km to Kwinana Freeway allowing an easy 45min commute to Perth CBD. Currently occupied by excellent tenants with a lease agreement until May 2025, this property promises a hassle-free investment. Featuring, three generously sized bedrooms, each with robe space and reverse cycle air conditioning. The master bedroom boasts a semi-ensuite bathroom and private courtyard with sliding door access. The open plan layout includes a lounge room, dining area, kitchen, and a large family area, all with easy-care tiled floors and reverse cycle air conditioning. A spacious enclosed double garage with a large additional storage or workspace for DIY enthusiasts plus 2 rear doors allows access through to the rear of the property. Externally a huge Colorbond, skillion roof patio is perfect for outdoor entertaining. The large 712m² block provides ample space for a future pool, workshop, or a play area for kids. Local Amenities Include: • 2km to Warnbro Shopping Centre • 1.7km to Warnbro Rail Station • 1.2km to Warnbro Primary School • 2.5km to Warnbro High School Additional Benefits: • Gas hot plate and electric wall oven • Gas instant hot water system • Bore water supply and auto reticulation • 2.5m x 1.5m garden shed For further information, contact David Dennett at 0417 957 540. Don't miss out on this fantastic investment opportunity!