

**658 Wanneroo Road, Balga, WA, 6061**

— Initiative

**House For Sale**

Friday, 16 August 2024

658 Wanneroo Road, Balga, WA, 6061

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**

## Charming Family Haven with Investment Potential

Presented by Raman Deol, this inviting property seamlessly combines comfort and opportunity, making it an excellent choice for both investors and those seeking an ideal family residence. Situated on a subdividable block, this well-maintained home offers tremendous potential for future development or expansion, while also providing a move-in-ready experience for its new owners.

From the moment you enter, you'll be greeted by a welcoming lounge room that exudes warmth and charm, leading into a spacious open-plan dining area and a generously sized kitchen. The kitchen is designed for both functionality and style, equipped with modern appliances and ample counter space to cater to all your culinary needs.

The home features four well-sized bedrooms, each fitted with split air conditioning systems to ensure year-round comfort. The main lounge room also benefits from air conditioning, adding an extra layer of convenience and climate control.

One of the standout features of this property is its impressive backyard, offering abundant space for children to play, family gatherings, or even future landscaping projects. The backyard is thoughtfully designed to be both functional and enjoyable, providing a versatile area for outdoor activities.

At the front of the property, a charming decking area creates an inviting spot to savor your morning coffee or relax with a good book. The double carport offers secure and convenient parking for your vehicles, enhancing the overall practicality of the home.

In addition to its appealing features and superb location, this property is meticulously maintained, reflecting a commitment to quality and care. Whether you're looking to invest in a promising area or find a comfortable and well-equipped home for your family, this property has everything to offer.

### Features:

- 4 Bedrooms, 1 Bathroom & 2 Toilets
- Open-Plan Dining Area
- Spacious Kitchen
- Lounge Room with Air Conditioning
- Split Air Conditioning Systems in All Bedrooms
- Expansive Backyard: Ideal for children to play
- Charming Front Decking Area
- Double Carport
- Subdividable Block: Investment potential

### Closeby:

- Balga Primary School
- Majella Catholic Primary School
- Balga Senior High School
- Warwick Grove Shopping Centre
- Mirrabooka Square
- IGA Balga
- Princess Wallington Reserve
- Lake Monger
- Nearest Bus Stops
- Stirling Train Station (approx. 5-minute drive)
- Perth City (approx. 10-minute drive)

These amenities and services enhance the convenience and appeal of the location, making it a desirable choice for both living and investment. Located just 10 minutes from Perth City and an 8-minute drive to City Beach, this property is centrally positioned for convenience and accessibility. Don't miss out on this exceptional opportunity-contact Raman Deol at 0450 281 313 or email [Raman.deol@harcourts.com.au](mailto:Raman.deol@harcourts.com.au) to schedule a viewing before it's gone.

**Disclaimer:**

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