

98 Dulwich Street, Beckenham, WA 6107



House For Sale

Wednesday, 3 July 2024

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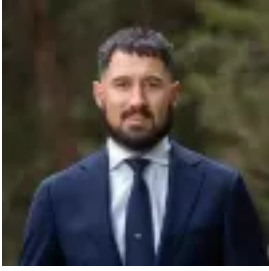
Bedrooms: 3

Bathrooms: 1

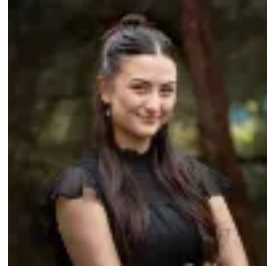
Parkings: 3

Area: 910 m2

Type: House



Cameron Smart
0862536500



Eboni Freight
0862536500

Auction

This charming property, built in 1968, is brimming with character and a host of desirable features that will appeal to a wide array of potential homeowners. Whether you're looking for a family residence or a comfortable retreat, this property has the versatility and amenities to meet your needs. The home boasts three generously sized bedrooms, each equipped with ceiling fans to ensure comfort. The main bathroom is expansive, providing ample space for family needs. The separate living room is a cozy retreat, featuring a fireplace that adds warmth and charm. The kitchen is designed for functionality, offering a double sink, an electric stove, and abundant storage, making meal preparation a breeze. The modern conveniences continue with a recently installed ducted reverse cycle air conditioning system, only a year old, featuring four zones to tailor the climate to your needs. A separate laundry room enhances the home's practicality, while the enclosed patio or sunroom offers a serene space for relaxation or indoor gardening. Additionally, there is an extra room that can serve as a games room or a study, providing flexibility for various uses. Outdoor living is equally impressive at 98 Dulwich Street. The property includes a single garage and an outdoor entertaining area, perfect for hosting gatherings or enjoying a quiet evening outdoors. The fully fenced spa offers a private oasis for relaxation. A large workshop or shed provides ample space for hobbies or storage needs. Potential buyers should note that the property is sold on an "as is" basis and requires a \$25,000 deposit at the fall of the hammer, with EFT or bank cheque accepted. The sale is open only to unconditional buyers, with no subject to finance bidding. Settlement options are flexible, with a choice of either 45 or 60 days from the auction day. This property at 98 Dulwich Street, Beckenham, combines classic charm with modern amenities, offering a comfortable and practical living environment. It is an excellent opportunity for those ready to appreciate a home with both character and contemporary features.

Auction Conditions:

- \$25,000 deposit at the fall of the hammer (EFT or Bank Cheque Accepted)
- Unconditional buyers only (no subject to finance bidding)
- 45 or 60 day settlement option (from auction day)
- The property is being sold on an "as is" basis

Property Features:

- 1968 build
- Three good sized bedrooms with ceiling fans
- Spacious main bathroom
- Separate living room with fireplace
- Kitchen featuring double sink, electric stove and plenty of storage
- 1 year old ducted reverse cycle air conditioning with 4 zones
- Separate laundry room
- Enclosed patio/sun room
- Additional games room or study
- Single garage
- Outdoor entertaining area
- Fully fenced spa
- Large workshop/shed
- Double glazed windows to the front living, and all bedrooms
- Solar panel system

What's Nearby:

- 750m to IGA Beckenham
- 900m to Mills Park
- 2.6km to Gibbs Street Primary School
- 3.4kms to Westfield Carousel
- 3.7 Sevenoaks Senior College
- 8.2kms to Curtin University
- 10.3kms to Perth Airport
- 15.7kms to Perth CBD

To receive the information pack, including a digital link to download all related documents including the title, rates information, auction contract or to register for the auction online, please send through your enquiry today. Alternatively you can call or text Cameron Smart on 0411 598 969 to receive the link via SMS.

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