

# Ramshaw Street, Scarborough, WA, 6019

## Sold Villa

Wednesday, 21 June 2023

Ramshaw Street, Scarborough, WA, 6019

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Villa**



Dirk Jooste  
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## PEACE AND PRIVACY ASSURED!

Nestled right next door to a leafy nature reserve and bordered by neighbouring villas at the front and rear, this solid 3 bedroom 1 bathroom brick-and-tile residence is securely positioned in the middle of the complex and offers low-maintenance "lock-up-and-leave" living for all involved.

Enjoy living very close to the coast, with the gorgeous South Trigg and Scarborough Beaches no less than a short walk away through the winding nearby streets. The home itself welcomes you inside via a large front lounge room that is graced by easy-care timber-look flooring, a gas bayonet for heating and a lovely green outlook through its window.

The adjacent open-plan dining and kitchen area is tiled - with the latter impressively renovated to include sparkling stone bench tops, glass splashbacks, double sinks, a corner walk-in pantry, a microwave nook, a range hood, separate Bosch gas-cooktop and oven appliances and a stainless-steel Bosch dishwasher for good measure.

All of the bedrooms are spacious in size, inclusive of the master suite where three doors of full-height mirrored built-in wardrobes and stylish light fittings complement semi-ensuite access into a fully-tiled and modernised bathroom - shower, separate bathtub, stone vanity, under-bench storage, toilet, heat lamps, skylight and all. The carpeted second and third bedrooms both have built-in robes of their own and benefit from splendid scenic aspects at the very same time.

At the rear and off the dining room lies a huge pitched patio that encourages paved outdoor entertaining, in front of a private high wall. There is an under-cover clothesline out here too, as well as a secure lock-up external storeroom.

Deanmore Primary School and sprawling local parklands are only strolling distance away around the corner, with the likes of bus stops, pristine natural bushland, community sporting facilities at Abbett Park and sunset drinks at the Scarborough esplanade all within arm's reach, too. Don't forget about trendy coastal cafes and restaurants, St Mary's Anglican Girls' School and the new-look Karrinyup Shopping Centre - all just a stone's throw front your front door. You will have hit the jackpot with this wonderful tranquil location!

## AT A GLANCE

- 3 bedrooms, 1 renovated semi-ensuite bathroom
- Built-in seating/storage off the entry
- Wood-look floors to the living area and master suite
- Tiled dining and revamped-kitchen area
- Stone kitchen bench tops
- Quality Bosch cooking and dishwasher appliances
- Large back patio courtyard
- BIR's to every bedroom
- Separate laundry, with access to the rear entertaining patio
- Separate toilet
- Single and double hallway linen presses
- Ducted-evaporative air-conditioning
- Gas-bayonet heating
- Down lights
- Feature skirting boards
- Security doors and screens
- Instantaneous gas hot-water system
- Lock-up storeroom
- Remote-controlled single lock-up garage with power points and patio access
- Space for a second car to park in the driveway - in front of the garage

## LOCATION

250m to nearest bus stop

450m to Deanmore Primary School

800m to Abbett Park

1.4km to Karrinyup Leisure Centre

1.5km to Scarborough Beach

1.9km to Karrinyup Shopping Centre

2.1km to Trigg Beach

4.5km to Stirling Train Station

4.6km to Westfield Innaloo

4.9km to Carine Senior High School (optional catchment zone)

5.5km to Churchlands Senior High School (optional catchment zone)

13.4km to Perth CBD

Disclaimer - Whilst every care has been taken in the preparation of this advertisement, all information supplied by the seller and the seller's agent is provided in good faith. Prospective purchasers are encouraged to make their own enquiries to satisfy themselves on all pertinent matters