

**18/9 Wakatipu Way, Joondalup, WA 6027**

**CENTURY 21**

**Villa For Sale**

Sunday, 23 June 2024

18/9 Wakatipu Way, Joondalup, WA 6027

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 223 m2**

**Type: Villa**



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## Offers from \$419,000

Be the first to view this well presented villa situated in a highly sought after 'Over 55's' complex in one of the most accessible locations in Joondalup. The villa features a generous sized main bedroom, 2nd bedroom plus the added bonus of a 3rd bedroom/study, and the main living area offers sliding door access out to a patio entertaining area and easy-care, paved backyard. This quality home would suit singles, couples, downsizers and those looking for a low maintenance/lock-up and leave lifestyle. Situated in a prime location within walking distance to Candlewood Village Shopping Centre (approx 250m), medical and dental centres, and just a short distance to all of Joondalup's conveniences including public transport, cafes, restaurants, cinema, library, schools, Joondalup Health Campus, Lakeside Shopping Centre, Edith Cowan University, Joondalup Train Station, the Mitchell Freeway, Joondalup Arena and a plethora of nature-filled parklands. This is the lifestyle you deserve so contact me today for your viewing! Key features include: \* Tiled entry hall inc security screen door \* Lounge/living area inc gas point \* Dining/meals area \* Kitchen inc built-in pantry cupboard, fridge recess, overhead storage cupboards, double s/s sink, appliance cupboard, rangehood over gas cooktop, microwave recess, built-in wall oven and plenty of additional storage cupboards \* Large main bedroom inc double sliding door built-in robe \* 2nd bedroom \* 3rd bedroom/study inc collating doors \* Bathroom inc shower, vanity sink and toilet \* Laundry inc s/s trough sink and 2x double door linen cupboards \* Patio over paved outdoor entertaining area with landscaping, paving and easy-care garden beds \* Single carport with remote roller door and undercover shoppers' entry to home \* Ducted evaporative air-conditioning \* Lockable storeroom, gas storage hot water system and garden shed \* Visitor car parking \* Strata Admin levy \$375 per quarter \* Strata Reserve Fund levy \$125 per quarter \* Built in 1994 on 223 sqm with approximately 84 sqm internal living Please note virtual images have been included for illustration purposes only.