

2/54 McDonald Street, Como, WA 6152

Villa For Sale

Wednesday, 10 July 2024

**Jones
Ballard**

2/54 McDonald Street, Como, WA 6152

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Villa



Nik Jones

0894741533

Suit Buyers Over \$849k

ALL OFFERS INVITED BY 12:30PM, SATURDAY 20TH JULY (UNLESS SOLD PRIOR) Privately positioned in a group of just three homes on a delightful tree-lined street in the popular Como Beach Precinct, this beautifully presented single-level villa is a real surprise package. Its modest façade and secluded setting belie a stunning home with modern finishes in chic neutral tones. The magnificent designer kitchen with stone-composite countertops and quality appliances overlooks the large open-plan living and entertaining zone, creating the heart of the home, and the perfect space for gathering with family and friends. Resort-inspired bathrooms, spacious bedrooms, and delightful front and rear outdoor entertaining areas complete the picture.

- Spacious open plan living and entertaining areas, filled with natural light
- Entertainer's kitchen in fresh white tones with island bench and breakfast bar
- Main bedroom with built in robes, ensuite and direct external access
- Spacious minor bedrooms, resort-style main bathroom with free-standing bath
- Independent reverse cycle air conditioning to all bedrooms and living area
- Northern front courtyard with covered patio, opening to living areas
- Big covered rear alfresco area, perfect for entertaining
- Single garage with auto door, extra open bay, large store/workshop
- River side of Canning Hwy, walking distance to Preston St Village and the river
- Equal one-third share of huge 1298sqm landholding, zoned R40
- Small complex of just three homes with no strata levies (insurance only)

If you have been hunting high and low for that elusive, single level residence in riverside Como that is ready to simply move in and enjoy, then your search may finally be over. All buyers in the mid-\$800ks are encouraged to view the home, with offers are invited by 12:30pm Saturday 20th July 2024 (unless sold prior). Offers will be conveyed to the seller as received, and replied to on or before the end of the campaign. The seller reserves the right to accept an offer prior to the end of the campaign, or bring the end date forward, and the property may sell at any time. For further information, including guidance on pricing, please call Nik Jones on 0417913966, or for the fastest, most detailed response please send an email enquiry directly from this website.

THE DETAILS: Local Authority: City of South Perth
Council Rates: \$2,245.78 per annum
Water Rates: \$1,173.18 per annum
Strata Insurance: \$678.25 per annum

Disclaimer: Whilst every care has been taken in preparing this advertisement and all information is provided in good faith, neither the agent nor the seller accept responsibility for any errors, omissions, or mis-descriptions. Prospective buyers should make their own independent enquiries to their full satisfaction in relation to the property prior to submitting an offer. Note: Virtual/digital staging has been used in images containing furniture in this advertisement. These images are for illustrative purposes only. It is recommended that prospective buyers physically inspect the property prior to submitting an offer.