

31C Princess Road, Westminster, WA, 6061



Villa For Sale

Friday, 16 August 2024

31C Princess Road, Westminster, WA, 6061

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Type: Villa



Ramona Route
0893441322

31C PRINCESS ROAD, WESTMINSTER, WA 6061 - OFFERS INVITED

FRESHLY PAINTED 3X2X2 PRISTINELY PRESENTED HOME!!!

WELCOMING ALL BUYERS, FROM FHB, FIFO, DOWNSIZERS, RETIREES, AND INVESTORS (Rental Yield (\$630- \$650 per week). You do not want to miss out on this great opportunity to secure a 3-bedroom, 2 bathroom, two-garage tidy home. This triplex villa is securely located at the rear of the property. Centrally located to shops, amenities & schools.

Contact Ramona Route on 0424 356 767 OR Ramona.route@raywhite.com

The features you will love about this include but are not limited to....

- MASTER BEDROOM with triple mirrored wardrobe, reverse cycle aircon (fitted 5 years ago)
- MASTER ENSUITE shower, toilet & newly fitted vanity
- OPEN PLAN kitchen dining & living area, equipped with a reverse cycle aircon (fitted 1 month ago)
- KITCHEN fitted with stainless sink, BOSCH dishwasher, 600mm gas top, electric oven & rangehood
- 2nd BEDROOM reverse cycle aircon (fitted 2 yrs ago) & double mirrored wardrobe
- 2nd BATHROOM fitted with tub, shower vanity & toilet
- LAUNDRY fitted with a stainless-steel sink, benchtop, cabinets and linen cupboard with sliding door access to the outdoor
- LOW maintenance undercover roof patio fully paved & artificial turfed
- GARAGE double car space (new Centurion garage door) additional space for storage
- HIGH CEILINGS throughout the property with downlights in main living area
- CAR PARK 2 additional cars in the front of the house
- Kitchen equipped with double - stage water filter
- BISTRO blinds fitted in the patio for cold winter nights
- +MUCH MORE....

Safety features

- CRIMSAFE screen doors fitted at the main and garage entrance
- CAMERA remotely accessible installed in 2022
- Alarm system

If you need any further information, please call Ramona on 0424 35 6767

Land Area | 197m²

Year Built | 2015

Outgoings

Council (City of Stirling) | \$1,637.76 pa approx

Water Corporation | \$1,380 pa approx

NO STRATA FEES

Location

- 100M to the nearest Bus Stop
- 1.8km to St Gerards Catholic Primary School
- 650m to Westminster Primary School
- 750m YMCA Westminster Early Learning Centre
- 1.7km to Pycombe Worthing Reserve
- 1.2km to Northlands Shopping Centre

- 1.4km to Stirling Central Shopping Centre
- 2.1 km to North Metropolitan Tafe BALGA
- 3.1 to The Square Mirrabooka
- 7.8km to Karrinyup Shopping Centre
- 12.4 km to Perth CBD
- 18 km to Perth Airport

***PLEASE ENSURE REGISTER YOUR ATTENDANCE AT THE DOOR ***

Disclaimer:

Although every effort has been taken to ensure the information provided for this property is deemed to be correct and accurate at the time of writing it cannot be guaranteed, reference to a school does not guarantee the availability of that school, and distances are estimated using Google Maps. Buyers are advised to make their enquiries as to the accuracy of this information.