

47 Litchfield Crescent, Carramar







HOME OPEN BY APPOINTMENT

Andrew and Liselle from Team Thompson have the pleasure in presenting 47 LITCHFIELD CRESCENT CARRAMAR

Magnificent 2 storey home with all up 270m2 internal living space and quality fixtures and fittings through out

Surrounded by quality homes and within walking distance to all amenities

Please contact us for further information

Stunning street appeal with gated frontage, feature walls and poured aggregate paving

Room for extra parking to the front

DOWNSTAIRS:

Security screen feature front door entry to foyer

Enclosed Study/home office or 5th bedroom if required

Separate lounge/media room with feature recess ceiling and fireplace

Splendid kitchen with plenty of bench and cupboard space, wall oven, 5 burner cooktop and rangehood, glass splashback, microwave recess, fridge /

4 2 2 603m2

Price	SOLD
Property Type	Residential
Property ID	25246
Land Area	603 m2

Agent Details

Jonathan Marlow - 08 9402 2299

Office Details

Xceed Real Estate - Sales
Level 8, 3 Hasler Road Herdsman,
WA, 6017 Australia
08 9207 2088

XCEED REAL ESTATE

freezer recess separate appliance cupboard with roll up door as well as feature overhead cupboards

Powder room for guests

Extra large laundry with bench and cupboards and linen storage

Hallway storage cupboard under stairs

Open plan meals and living areas with feature plantation blinds, split system R/C air-conditioning and door access to outdoors

Massive enclosed gamesroom with stylish tiled flooring, ceiling fan and sliding door access to outdoors

UPSTAIRS:

Resort styled master bedroom with feature tiled flooring, spacious walk in robe and split system R/C air-conditioning

Sizable ensuite with extra length shower (with screen), full length bench, twin vanities and enclosed WC

Bedrooms 2, 3 and 4 are double in size with double door inbuilt robes, ceiling fan, feature tiled flooring and split system R/C air-conditioning

2nd bathroom with extra length bench/mirror, bath and shower with glass screen

3rd enclosed W/C

Extra large walk in linen/storage cupboard with inbuilt shelving

THROUGHOUT:

Solid wood flooring

High ceilings

Skirtingboards throughout

Stylish window treatments and lighting

CCTV security system

Solar heated hot water system

OUTDOORS:

Extra large outdoor entertaining including inbuilt bbq with rangehood, bench, cupboards and outdoor sink all overlooking easy care synthetic lawn area and feature gardens

Double lockup garage with extra length storage area or workspace, internal access to kitchen as well as roller door access to backyard

Massive 270m2 internal living space with an overall area of 310m2

Built in 2006

Block size 603m2

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.