







Superbly Renovated Family Home

4 2 2 681m2

All the hard work at this superb home in popular Kingsley has been done for you. Beautifully renovated inside and out, no stone has been left unturned in creating the perfect family haven.

Occupying a generous 681sqm block, the four-bedroom, two-bathroom property boasts an attractive and welcoming elevation, with rendered brick, a raked roofline, a double lock-up garage and picture-perfect lawn. Surrounded by local parklands and a short stroll to scenic Lake Goollelal, you'll be hard-pressed to find a better-located property.

The layout will suit growing families with little or school-aged children with three living areas and excellent separation between the main and minor bedrooms. You'll find beautiful Blackbutt flooring throughout, with wool carpets in the bedrooms and reverse-cycle air conditioning in most rooms. The front lounge room offers a separate sanctuary for parents adjacent to the primary suite, where you'll find a spacious bedroom, a roomy walk-in robe and a fully-tiled ensuite with a frameless rain shower and stone vanity.

You'll love cooking for family and friends in the beautifully appointed, galley-style kitchen, complete with glass splashbacks, stainless steel European appliances, heaps of storage and a sweeping breakfast bar beneath a Velux skylight. Bring your entertaining outdoors, where you'll be able to watch the kids play in the massive, north-facing backyard for hours. There's plenty of room for play equipment, a trampoline, or a swimming pool (STCA).

Enjoy living close to several local shopping centres, freeway entries and Greenwood Station. A selection of highly regarded public and private schools

Price	SOLD
Property Type	Residential
Property ID	27784
Land Area	681 m2

Agent Details

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are also nearby, and when the coast is calling, Hillarys Boat Harbour and fantastic beaches are only ten minutes away down Hepburn Avenue.

Contact Adam Whitford on 0406 616 608 to register your interest in this exceptional family home today.

Features:

Four bedrooms, 2 fully tiled bathrooms

Completely renovated family home

Large 681sqm block

Three separate living areas

Blackbutt floating flooring throughout

Wool carpets in the bedrooms

Stone benchtops throughout

900mm Bosch induction cooktop, 750mm Ilve oven

4 x split system reverse-cycle A/C units

Velux skylight in the kitchen

Double garage with a remote sectional door

Complete roof restore and recoat

Solar hot water system

1.5kw system with 8 panels, 1700 inverter

Replaced paving to driveway, garage, porch and patio

Lawns, reticulation and landscaping redone

Repainted inside and externally

2 x garden sheds

Location (approx.distances):

700m to Lake Goollelal Primary School

1.6km to Greenwood College

3.7km to St Stephen's School

380m to bus routes on Moolanda Blvd

900m to Bindaree Rotary Park & Lake Goollelal

7km to Hillarys Boat Harbour

3.3km to Greenwood Station

1.3km to Shepherds Bush Park Playground

2.2km to Kingsway City Shopping Centre

For sale by Openn Negotiation (flexible conditions online auction). The Openn Negotiation is under way and the property can sell at any time. Contact the sales agent immediately to become qualified and avoid disappointment. Open to all buyers, including finance, subject to seller approval.

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