

Sold



14 Canova Road, Butler



Affordable Coastal Living in a Family-Friendly Community

If you thought living near the coast was out of your budget, think again!

Step into this spacious family home with four bedrooms, two bathrooms and a modern rendered brick and tile elevation. The generous 452sqm north-facing corner block includes plenty of room for growing families, with Sheldwich Park and playground only steps away!

Hard-wearing and attractive vinyl plank flooring flows throughout the living and traffic areas, creating a seamless space with the warmth of the timber aesthetic. The spacious and light-filled living and dining area has a split system AC, ensuring year-round comfort for you and your family. Working from home or supervising homework is a breeze with the convenient study nook, providing a dedicated space for productivity and focus. The well-designed kitchen features ample bench space, overhead cabinets for extra storage, stainless steel cooking appliances and a built-in pantry.

Retreat to the main bedroom, which offers parents a haven complete with a walk-in robe, ceiling fan, and a private ensuite. The additional three bedrooms are generously sized and include built-in robes and ceiling fans, and they share the family bathroom with a shower/bath combo and a separate WC, adding practicality to busy mornings.

When it comes to outdoor entertaining, you'll love the large paved alfresco area, complemented by a stylish steel pergola and shade blind. Unwind in

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Price SOLD for \$520,500
Property Type Residential
Property ID 29109
Land Area 451 m2

Agent Details

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this relaxed setting, surrounded by a section of artificial lawn and easy-care garden beds. A garden shed provides additional storage space for all your outdoor essentials.

The property borders the picturesque Neerabup Nature Reserve, offering endless outdoor adventures and exploration opportunities. Butler Station is within walking distance, making commuting a breeze, and nearby Kingsbridge Park has a fantastic skate park the kids will love. The Butler Village Shopping Centre and senior schools are also close by, and for those seeking a beachside escape, Quinns Beach is just a five-minute drive away.

Embrace a lifestyle of comfort and convenience in this fantastic home. Contact Jonathan Durrant from Xceed Real Estate on 0438 909 480 and make it yours!

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