

60 Paddington Street, North Perth







Functional Family Living

5 2 2 557m2

Nestled in the heart of North Perth, this pristine family residence is situated on a spacious 556sqm block. Boasting 5 generous bedrooms, 2 bathrooms, open plan kitchen/living/dining, 2 living areas, covered entertaining area and grassed area, there is ample room for your family to move and grow.

Upon entering, you'll be greeted by the expansive family room flooded with an abundance of natural light, offering a serene adult retreat. Proceed to the open-concept kitchen, dining, and lounge area, which seamlessly flows out to the covered entertainment area, the perfect place to unwind while keeping an eye on the kids at play.

The property features five generously sized bedrooms, four equipped with built-in robes, along with two bathrooms, well-appointed kitchen with quality appliances, ample storage and lots of bench space. Throughout the home you'll find quality fixtures and fittings, nice carpet, ample storage and split-system reverse cycle air conditioning units.

The large laundry and meticulously landscaped gardens, complete with external storage, add to the home's practicality. The residence boasts ample space for a growing family, excellent room separation and multiple living areas.

Situated in a highly sought-after suburb, this residence is within walking distance of shops, cafes, schools, restaurants, public transport, medical

Price	SOLD for $1,465,000
Property Type	Residential
Property ID	29416
Land Area	557 m2

Agent Details

Office Details

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

centres, local amenities, and parks. Don't miss out on this opportunity.

For more information or to arrange a private viewing please contact Hamish Laidlaw on 0417 971 528.

Property Features;
• Spacious 556 sqm block
• Built in 1994
• Prime location
• Five spacious bedrooms, four with built-in robes
• Two well-appointed bathrooms
• High ceilings
• Open-plan kitchen, living, and dining
• Multiple living areas
• Nice carpet
• Terracotta tiles
• Covered outdoor entertainment area overlooking the backyard
• External storage options
• Double carport at the front, with an additional off-street parking space
• Abundance of natural light
• Well-appointed kitchen with quality appliances, ample storage and lots of bench space
• Split-system reverse cycle air conditioning
• Within the catchment zone for Kyilla Primary School and Mt Lawley Senior High School
• Conveniently positioned, with easy access to restaurants, cafes, parks, schools, shops, and public transport
• Spacious outdoor grassed entertainment area
• Manicured and reticulated gardens
• Garden shed
• Quiet street in a welcoming neighbourhood
• Security shutters installed on all windows

Approximate distance to;
• 190m- Kyilla Community Framers Markets
• 280m- Kyilla Primary School
• 700m- Walcott Reserve
• 1.0km- North Perth Bowling Club
• 1.5km- ECU Mount Lawley
• 1.5km- Angove Street Café and Restaurant strip
• 1.7km- Rosemount Hotel
• 2.6km- Mount Lawley Senior High School
• 4.2km- Perth CBD

Water Rates- $1,725.77
Council Rates- $3,075.11

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