



**43 Tranquility Crescent, Aveley**



## SENSATIONAL AVELEY FAMILY HOME

Elevate your family's lifestyle in this magnificent four-bedroom, two-bathroom home in the beating heart of vibrant Aveley. Cool, contemporary, fresh-faced with a gorgeous street appeal, this is a beautifully presented residence just striking distance from quality amenities, making it the perfect family home.

From a neat and welcoming street front, step inside to a bright, tiled entrance of white-washed walls and high ceilings, with a generous-sized front living room providing quiet privacy away from the rest of the home. Further into the residence lies the spacious open-plan living, kitchen and dining areas, the design hero of the home where comfort and style unite. The cohesive heart of the residence that brings the whole family together, this space is bathed in natural light with gorgeous pendant lights, and sliding doors opening to the impressive deck outside.

All bedrooms are comfortable and of good size with built-in-robres, the main bedroom featuring walk-in robes and a sleek ensuite boasting double shower and basins, ideal for the busy couple with the family bathroom also providing a bath.

The stand-out gourmet kitchen has everything any keen chef will require, with a separate island bench, ample cupboards, pantry, bench space, double sink and stainless-steel appliances providing ultra-modern convenience. From the living area, step outside and you'll be impressed with this sensational entertainment haven – a huge, undercover area replete with timber decking, ceiling fan and lights making this an exceptional alfresco space not only for

4 2 2 2 602 m2

**Price** SOLD for \$780,000  
**Property Type** Residential  
**Property ID** 30933  
**Land Area** 602 m2

### Agent Details

Joe Da Mata - 0406 237 964

### Office Details

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family dinners, BBQ's, outdoor dining, or even for hosting parties, but also a sumptuous spot to unwind, and play space for the kids, sheltered from the elements. Easily big enough for outdoor furniture and potted plants, enjoy your outdoor spa and maximise use of this incredible zone all year round.

Added outdoor features include lawn areas, raised beds and Frangipani trees, a rainwater tank, a generous storage shed with roller shutter and a bird avery that can either be utilised or removed to increase garden space or host to kid's trampoline or swings.

Families will love the proximity to local parks, playgrounds, quality schools and shops, easy access to Ellenbrook Central and dining, café options and living amongst one of Perth's most family-friendly communities.

For expressions of interest, please contact Joe Da Mata, Xceed Real Estate, on [joe@xceedre.com.au](mailto:joe@xceedre.com.au) or 0406 237 964.

Features include:

Four bedrooms – all with built-in robes

Two bathrooms

Main bedroom with ensuite boasting huge double shower and double basins

Generous, tiled, open-plan living/kitchen/dining zone

Separate living area with ceiling fan, lush carpet

Gourmet, well-appointed kitchen with separate island bench, stainless steel appliances, ample bench space, walk-in pantry

Family bathroom with bath

Spacious laundry with walk-in shelved pantry

Huge alfresco, undercover decked area with ceiling fan, lights, fenced spa

Water tank

Lawn with raised beds, Frangipani trees

Bird Avery

Separate roller door garden shed

Double garage plus extra parking on driveway and side with gate access

Quality fittings and features throughout

Location (approx. distances):

Alcala Park 550m

Ellen Stirling Primary School 1.0km

Holy Cross College 1.2km

Aveley Secondary College 1.3km

Malvern Springs Primary School 1.9km

Aveley Shopping Centre 2.4km

Aviary Creek Park playground 2.9km

Ellenbrook Central 3.0km

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