

10 Claygate Way, Kingsley







Modern Comfort and Convenience in Kingsley

Welcome to 10 Claygate Way, Kingsley, a beautifully maintained three-bedroom, one bathroom home that delivers the perfect blend of comfort, functionality, and style. Ideally positioned close to schools, shops and parks, this property is ready for families seeking a home with excellent indoor and outdoor living.

From the moment you arrive, the attractive frontage and established gardens set the tone for the inviting interiors within. Designed for family living, the home offers a single, well configured living area, generous bedrooms, and a large backyard perfect for entertaining or play.

The master suite provides a private retreat, complete with a split system air conditioner, built in robes and an ensuite that also includes a secondary door for access from the rest of the home. The additional bedrooms are well sized and fitted with ceiling fans for added comfort. The bathroom has been tastefully renovated, offering a fresh and modern finish. The laundry has also been updated, providing a practical and stylish space.

At the heart of the home sits a modern kitchen, featuring stainless steel appliances, ample storage and a functional layout that connects seamlessly to the dining and living areas. The main living space is light filled and comfortable, enhanced by split system air conditioning for year-round climate control.

3 1 2 742m2

Price	SOLD for $1,160,888
Property Type	Residential
Property ID	32437
Land Area	742 m2
Floor Area	108 m2

Agent Details

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Office Details

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Outdoors, the home continues to impress with a large covered alfresco area overlooking the expansive backyard, ideal for family gatherings, barbecues or unwinding at the end of the day.

Located within easy reach of Kingsley Primary School, Barridale Park and Kingsley Village Shopping Centre, this home combines everyday convenience with comfortable family living. A double lock up garage completes the package with secure parking and storage, with an added workshop space attached to the garage that is perfect for storage or hobbies.

Experience easy, modern living at 10 Claygate Way, Kingsley. Contact Jonathan Durrant at Xceed Real Estate today on 0438 909 480 or jdurrant@xceedre.com.au to arrange your viewing.

Features include:
• 3 bedrooms, 1 renovated bathroom
• Renovated laundry
• Modern kitchen with stainless steel appliances and ample storage
• Open plan family and dining area
• Master bedroom with split system air conditioning and ensuite with dual access
• Living area with split system air conditioning
• Ceiling fans in two bedrooms
• Covered outdoor alfresco entertaining area
• Large backyard with spacious shed
• Double garage with additional parking and an attached workshop space

Location (approx. distances):
• 120 m - Barridale Park (approx)
• 850 m - Goollelal Primary School (approx)
• 1.8 km - Greenwood College (approx)
• 1.9 km - Greenwood Train Station (approx)
• 2 km - Kingsley Village Shopping Centre (approx)
• 3.8 km - Westfield Whitford City (approx)
• 4 km - Lake Goollelal (approx)
• 9.4 km - Mullaloo Beach (approx)

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