

Sold



4C Quadea Road, Nollamara



Private, Practical & Packed with Extras

Positioned privately at the rear, this modern 3-bedroom, 2-bathroom villa delivers something special with its generous living space, quality finishes and a lifestyle design around comfort and convenience.

From the moment you step inside, the home offers a welcoming and well-designed layout that feels both spacious and comfortable. Near the front entrance, you'll find the master bedroom, complete with its own walk-in robe and ensuite, creating a comfortable private retreat.

As you continue through the home you're introduced to the theatre room which offers flexibility to be turned into a home office, kids playroom or potential fourth bedroom. Positioned alongside is a dedicated study nook, adding further practicality for those working from home, needing a quiet space for study or wanting a handy area for day-to-day organisation.

At the heart of the home is the open-plan kitchen, living and dining area, designed to bring everyday living together into one comfortable space. Whether you're relaxing in the lounge, enjoying dinner with family or entertaining friends, the layout offers an easy flow between the main living areas.

The chef's kitchen is well appointed with stainless steel appliances, a dishwasher, breakfast bar, large fridge recess and plenty of storage, making it both practical and enjoyable for everyday cooking and entertaining.

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Price SOLD for \$850,000
Property Type Residential
Property ID 33368

Agent Details

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Sliding doors open from the main living area to the private alfresco and courtyard, creating an easy indoor-outdoor connection. This outdoor space is ideal for weekend BBQs, relaxed entertaining or simply unwinding at the end of the day.

Bedrooms two and three are set toward the rear, both featuring built-in robes, with bedroom three also enjoying access to its own private courtyard. The second bathroom is conveniently positioned between the two bedrooms, making it practical for family, guests or tenants.

Completing the package, the home includes an alarm system, solar panels and a double garage, with ducted reverse-cycle air conditioning throughout providing year-round comfort.

Prime Location:

Located in a convenient Nollamara pocket, this home places everyday amenities, parks, schools and shopping options within easy reach. Nollamara Sports Club and Des Penman Reserve are approximately 170m away, while Kakulas Sister and Little Nolla Café are around 850m from your doorstep.

Nollamara IGA is approximately 900m away, Northlands Shopping Centre around 1.6km, Mirrabooka Shopping Centre approximately 2.3km and Reid Highway around 2.8km. You'll also enjoy easy access to Dog Swamp Shopping Centre, Perth CBD and Perth Domestic Terminal.

For families, Westminster Primary School is approximately 500m away, with Dianella Secondary College around 1.3km from the property.

Why You'll Love It:

- No Strata Fees
- Alarm system
- Solar panels
- Double garage
- Rear villa in a group of three
- 3 bedrooms and 2 bathrooms
- Theatre room with flexibility as a study, kids' playroom or fourth bedroom
- Open-plan kitchen, living and dining area
- High ceilings throughout
- Ducted reverse-cycle air conditioning
- Chef's kitchen with plenty of storage
- Dishwasher, breakfast bar and large fridge recess
- Master bedroom with walk-in robe and ensuite
- Bedrooms two and three with built-in robes
- Bedroom three with access to a private courtyard
- Private alfresco and courtyard flowing from the main living area
- Spacious laundry with ample cupboards

Whether you're buying your first home, downsizing or investing, this well-presented rear villa delivers comfort, practicality and low-maintenance living in a highly convenient Nollamara location.

For more information or to arrange a private viewing, contact Steven Bethell at steven@xceedre.com.au or 0468 719 374.

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