

Just Listed



25 Groundspeed Avenue, Brabham



MODERN FAMILY LIVING WITH SPACE FOR EVERYONE

Welcome to 25 Groundspeed Avenue in Brabham.

Built in 2023 and positioned on a generous 383sqm block, this modern four-bedroom, two-bathroom home delivers the space and flexibility that growing families are looking for, while keeping everyday maintenance to a minimum.

From the moment you step inside, the home feels designed around modern family life, with multiple living zones, generously sized bedrooms, a dedicated study/teacher's room and an additional activity area providing plenty of options for work, study, relaxation and entertaining.

At the heart of the home is a stylish contemporary kitchen featuring a large gas cooktop, ample storage and a practical connection to the surrounding living spaces. Outside, the paved alfresco provides an inviting space to entertain or simply enjoy an easy-care backyard without spending your weekends maintaining it.

With its modern finishes, functional layout and convenient Brabham location, this is a home that offers genuine flexibility for families, professionals and buyers looking for a modern property with room to grow.

WHAT WE LOVE

* Four generous bedrooms, all with built-in robes

4 2 2

Price	From \$899,000
Property Type	Residential
Property ID	33528

Inspection Times

Sun 23 Aug, 11:00 AM - 11:30 AM

Agent Details

Joe Da Mata - 0406 237 964

Office Details

Xceed Real Estate - Sales
Level 8, 3 Hasler Road Herdsman,
WA, 6017 Australia
08 9207 2088

XCEED 
REAL ESTATE

- * Two modern bathrooms
- * Dedicated study/teacher's room
- * Multiple living areas
- * Separate activity area
- * Stylish modern kitchen with large gas cooktop
- * Separate laundry with excellent storage and external access
- * Reverse-cycle air conditioning
- * Paved alfresco for year-round entertaining
- * Reticulated, easy-care lawns and gardens
- * Double lock-up garage
- * Generous 383sqm block
- * Built in 2023

- * 640m to Brabham Primary School
- * Maarakool Primary School on Groundspeed Avenue
- * 4.55km to Ellenbrook Secondary College
- * Nearby local parks and playgrounds
- * Whiteman Edge Village for shopping and essentials
- * Easy access to Whiteman Park and the Swan Valley
- * Access to the Morley–Ellenbrook rail line

DESIGNED FOR REAL FAMILY LIFE

One of the standout features of this home is the amount of separation it provides.

Whether you need a quiet place to work from home, a dedicated study area for the children, somewhere to relax away from the main living space or room to entertain guests, the layout gives you plenty of choices.

The four bedrooms are generously proportioned, while the built-in robes provide practical storage. The separate study/teacher's room is an especially useful addition, offering flexibility well beyond a traditional four-bedroom floor plan.

Outside, the paved alfresco and reticulated gardens create a low-maintenance environment where you can spend more time enjoying your home and less time looking after it.

BRABHAM ON YOUR DOORSTEP

Living in Brabham means being surrounded by parks, schools, shopping and recreational facilities, with the wider Swan Valley and Whiteman Park precinct also close by.

For families, local schooling and childcare options are within easy reach, while nearby shopping provides convenient access to supermarkets, cafés, medical services and everyday essentials.

The area's extensive network of parks, playgrounds and walking paths provides plenty of opportunities to get outdoors, while the Morley–Ellenbrook rail line has further strengthened Brabham's connection to Perth and surrounding suburbs.

A HOME FOR TODAY — AND THE YEARS AHEAD

Whether you're a growing family looking for more space, a professional needing dedicated work-from-home areas, a first-home buyer wanting a modern property or an investor seeking a versatile four-bedroom home, 25 Groundspeed Avenue offers an appealing combination of space, functionality and low-maintenance living.

Modern without feeling excessive, spacious without being difficult to maintain, and thoughtfully designed for the way families live today — this is a Brabham home worth experiencing in person.

For more information or to arrange a private viewing, please contact Joe Da Mata on 0406 237 964 or joe@xceedre.com.au.

Some images have been digitally furnished for illustrative purposes and may not represent the current presentation of the property.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.