

6A Skelwith Close, Balga







A Fantastic Opportunity to Make Your Mark!

Privately positioned at the rear of a cul-de-sac, this three bedroom, two bathroom villa offers comfortable, low maintenance living with scope to add your own personal touch. With a practical layout, functional features and a undercover alfresco area, this property is an ideal starting point for first home buyers looking to renovate and add value, or investors seeking an appealing addition to their portfolio.

Step inside to discover a spacious open plan living and dining area with the kitchen overlooking the main living space to create a connected and practical layout. Tiled flooring throughout the living areas and carpeted bedrooms provide a comfortable, easy care combination.

The three bedrooms feature built in robes, with split system air conditioning to the main bedroom for added comfort. Two bathrooms (one is an ensuite to the main bedroom) provide everyday convenience, while security screens offer an additional layer of practicality.

Outside, enjoy the alfresco entertaining area, a drying area runs along the side of the property with room to add a potential cat enclosure or small shed/storage and the double garage provides secure parking for two vehicles. There is also additional parking at the front of the property, offering extra flexibility.

Features:

3 2 2 238m2

Price	$699,000
Property Type	Residential
Property ID	33870
Land Area	238 m2

Agent Details

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Office Details

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* Three bedrooms, all with BIR's
* Ensuite and 2nd bathroom
* Open plan living and dining area
* Neat, functional kitchen overlooking the living and dining space
* Split system air conditioning to the main bedroom
* Security screens
* Alfresco entertaining area
* Convenient side drying area
* Double garage with secure parking
* Additional parking at the front of the property
* Rear villa position in a cul-de-sac
* Low maintenance home
* Excellent potential to renovate, personalise and add value
* Convenient Balga Location
* 238sqm approx. block

Situated in the established northern suburb of Balga, this property offers a convenient lifestyle with everyday amenities within easy reach. The area is home to local shopping options, including Balga Plaza and Fieldgate Square, along with a variety of schools, parks and recreational facilities. Residents can enjoy nearby green spaces such as Princess Wallington Reserve, while local bus services and access to major roads provide connections to surrounding suburbs and the wider Perth metropolitan area. With shopping, education and recreation all forming part of the local lifestyle, Balga offers a practical location for first home buyers, families and investors alike.

Contact Tom Vlahos for more information on 0408 427 514 or email tom@xceedre.com.au

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