

13 Charlton Way, Bertram, WA, 6167



House For Sale

Sunday, 3 November 2024

13 Charlton Way, Bertram, WA, 6167

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Brendon August
0894394405

STUNNING FAMILY HOME 4 x 2 IN BERTRAM

Welcome to 13 Charlton Way, Bertram! This beautifully appointed 4-bedroom, 2-bathroom family home is the perfect blend of comfort, style, and functionality, situated on a generous 512 sqm block. Built-in 2007, this property boasts a spacious 167 sqm of living space, making it ideal for families seeking room to grow.

Enjoy the generous living areas, designed for both relaxation and entertainment. The open-plan layout seamlessly connects the living room, dining area, and kitchen, creating a warm and inviting atmosphere. The well-equipped kitchen features large bench space & ample storage, making meal preparation a breeze. Stay comfortable throughout the seasons with ducted heating and cooling, as well as reverse cycle air conditioning, ensuring a pleasant environment no matter the weather.

Step outside to your fully fenced backyard, perfect for kids and pets to play safely. The outdoor entertaining area is ideal for hosting family gatherings or enjoying quiet evenings under the stars.

This property also includes a remote garage for secure parking, an internal laundry for convenience, and a garden shed for extra storage. This home is perfect for pet owners, with ample outdoor space for your furry friends to roam and play.

Don't miss out on making this stunning property. Contact the Encore sales team today at 0427 950 245 for further information, or come and visit us at our home open.

Property features include:

- Built 2007
- 512 sqm block
- 167sqm of living
- 4 Bedrooms
- 2 bathroom
- Front lounge room
- Reverse cycle ducted air conditioning
- Open plan kitchen, dining & family area
- Vertical blinds throughout
- Carpet to the lounge & bedrooms
- Hybrid wood-look flooring main living areas
- Built-in robes ton minor bedrooms
- Large WIR to the master bedroom
- Gas cooking and HWS
- Beautiful alfresco area
- Roller shutters to the front of the property
- Easy care gardens
- Rear access through the garage door
- Small garden shed

Water rates: \$1,600.00 p/a (approx.)

Council rates: \$ 2,000.00 p/a (approx.)

This property is located in walking distance to the local parks, and Kwinana train station and only a few minutes from local schools, shops and transport. With spacious living areas that would suit the whole family and low-maintenance gardens, YOU will want to call this property your home!