

13 Gama Court, Parkwood, WA, 6147

House For Sale

Friday, 15 November 2024

13 Gama Court, Parkwood, WA, 6147

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House



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COMFORTABLE LIVING WITH ENDLESS POSSIBILITIES

Situated in a quiet cul-de-sac, 13 Gama Court offers a fantastic opportunity to enjoy comfortable living while adding your personal touch to make it truly your own.

This 3-bedroom, 1-bathroom villa welcomes you into a bright, open-plan living space with high vaulted ceilings that create an inviting sense of openness. This main area seamlessly combines the lounge, dining, and kitchen spaces. The well-equipped kitchen features electric cooking, ample storage, and windows overlooking the courtyard. While perfectly functional, this kitchen also presents a great opportunity for those looking to add their own personal touch through updates or renovations. Additionally, adjacent to the main living areas is an extended games room offering a versatile area, perfect for hobbies or as an additional living space.

The hallway leads to the home's three comfortable bedrooms. The spacious main bedroom includes built-in robes, while the two additional bedrooms provide flexibility for guests, children, or a home office. A central bathroom, complete with a shower and separate toilet, serves the bedrooms and living areas.

Outside, the main entertaining area features a large undercover pergola with retractable blinds that can be lowered to create an enclosed space. This area extends to the main courtyard, making it perfect for year-round outdoor dining and entertaining. The generous paved areas are framed by limestone border gardens and can double as additional parking spaces, perfect for accommodating an RV, boat, or extra vehicles. Covered parking, an outdoor shed, and ample driveway space complete the exterior features.

With timber laminate flooring throughout adding warmth to the space and a reverse-cycle air conditioning unit ensures year-round comfort. This home's potential for renovation invites you to create your dream space in an ideal location close to parks, schools, and Riverton Forum.

Other features include:

- Spacious lounge and dining area.
- Timber laminate flooring.
- Reverse-cycle air conditioning.
- Extended games room.
- Paved entertaining area.
- Backyard shed.
- Covered parking.
- Rates: Council \$1,748.61 and water \$971.28 per annum.

The villa is in close proximity to a range of amenities and natural attractions:

- 600 m to Bannister Gardens.
- 900 m to Bicentennial Adenia Park.
- 1.0 km to Riverton Forum.
- 2.8 km to Whaleback Golf Course.
- 5.6 km to HomeCo. Southlands Boulevarde.

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