

135b Wordsworth Avenue, Yokine, WA, 6060



House For Sale

Tuesday, 26 November 2024

135b Wordsworth Avenue, Yokine, WA, 6060

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Paul Holdsworth

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Amazing Location

Nestled in a prime position directly across from the highly sought-after Yokine Regional Open Space, this exceptional four-bedroom residence offers the perfect combination of style, space, and location.

From the moment you step inside, you'll be welcomed by a spacious family room that flows seamlessly into a sunlit lounge, setting the tone for relaxed living. The open-plan dining and kitchen area is a hub for culinary adventures, with a well-equipped kitchen featuring stainless steel appliances, a breakfast bar, and ample cupboard space to inspire your inner chef.

The master bedroom provides a private retreat, complete with a walk-in robe and ensuite. The second, third, and fourth bedrooms all feature mirrored built-in robes, offering ample storage and functionality. The family bathroom is equally impressive, with both a shower and a bath. Step outside to the expansive paved courtyard with a patio, perfect for entertaining friends, hosting summer BBQs, or simply enjoying tranquil evenings.

With ducted air conditioning ensuring year-round comfort and elegant downlights adding a modern touch, this home also features a double remote lock-up garage for convenience.

Perfectly located near Perth's best amenities, including Terry Tyzack Aquatic Centre, Mount Lawley Golf Club, and ECU Mount Lawley, and with the Perth CBD just a short drive away, this is the lifestyle you've been waiting for.

Features include:

- Prime location directly opposite Yokine Regional Open Space
- Four spacious bedrooms
- Master bedroom with walk-in robe and private ensuite
- Second, third, and fourth bedrooms with mirrored built-in robes
- Spacious family room upon entry
- Sun-filled separate lounge
- Open-plan dining and kitchen area
- Well-equipped kitchen with stainless steel appliances, breakfast bar, and ample cupboard space
- Family bathroom with shower and bath
- Expansive paved courtyard with patio, perfect for entertaining
- Ducted air conditioning throughout for year-round comfort
- Stylish downlights adding a modern touch
- Double remote lock-up garage
- Storage room
- Build area 209sqm
- Lot area 390sqm
- Convenient access to Terry Tyzack Aquatic Centre, Mount Lawley Golf Club, ECU Mount Lawley, and Perth CBD

Council Rates: \$2,052 p.a.

Water Rates: \$2,167 p.a.

To receive a price guide, comprehensive information, or assistance with any questions about purchasing this property, please complete the email enquiry form by clicking the red "Get in Touch" button on the right of this page.

Find out your property's worth today by contacting Paul Holdsworth at 0407 081 050.

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