

17 Darch Street West, Yokine, WA, 6060

THE PROPERTY EXCHANGE

House For Sale

Sunday, 3 November 2024

17 Darch Street West, Yokine, WA, 6060

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: House

Contemporary comfort, overlooking the city!

This beautifully designed two level home offers the perfect blend of modern style and family comfort, all while showcasing breathtaking city skyline views that you'll enjoy from dawn to dusk. With spacious rooms and contemporary finishes throughout, this functional residence provides a relaxing urban retreat for you and your loved ones, culminating in a vibrant and exciting outdoor setup with its own kitchen and swimming pool. Step inside, unwind and experience quality living in the form of this superb summer entertainer!

THE HOME

4 bedroom

3 bathroom

Kitchen / dining / family

Downstairs lounge

Upstairs living / family

Laundry

Alfresco

Balcony

Pool

3 wc

Built approx 2006

FEATURES

North facing frontage

High ceilings

Bamboo floorboards

Spacious front lounge room that is sunken from the tiled entry foyer and has its own large wraparound under stair storeroom

Double doors shut off the main living zone from the front lounge, as well as a light and bright third or "guest" bathroom (with shower, wc and powder vanity), a light filled laundry with over head storage, under bench cupboards and external / side access and a versatile fourth bedroom – or study – that can be whatever you want it to be

Huge sunken open plan kitchen, dining and family area downstairs, playing host to a gas bayonet for heating, sparkling stone bench top, double sink, corner walk in pantry, microwave nook, stainless steel Miele dishwasher, stainless steel five burner gas cooktop and stainless steel Blanco range hood and under bench oven appliances

Generous upstairs theatre / living room with double privacy doors, its own built in bar / kitchenette with sink and under bench storage and its own slice of the amazing city vista from within

Enormous upper level king sized master retreat that is carpeted for comfort and boasts a lovely north facing aspect, walk in wardrobe, white plantation window shutters and a commodious ensuite, comprising of bubbling corner spa bath, separate double shower, wc, heat lamps, twin stone vanity basins and under-bench storage space

Carpeted second and third upstairs bedrooms with built in double robes

A double linen press and separate third wc on the upper floor, alongside the main family bathroom with shower, separate bathtub and sleek stone vanity

Split system air conditioning in the main downstairs living space, the upstairs theatre / living room and all three upper level bedrooms

Kocom Audio Visual intercom system

Feature ceiling cornices

Security door to the front portico entry deck

Instantaneous gas hot water system

OUTSIDE FEATURES

A shimmering below ground swimming pool with adjacent decking and a striking water blade feature, complemented by low maintenance artificial turf

Overlooking the pool and private yard is a fabulous timber lined alfresco entertaining deck, accessible via double sliders from the family room and boasting pleasant city glimpses and a quality outdoor kitchen with stone bench tops, a circular sink, a fridge recess, under bench storage cupboards and a stainless-steel Blanco four burner gas cooktop
Covered rear balcony off the upstairs living room, benefitting from stunning all encompassing views of the rolling hills, surrounding treetops and the picturesque Perth city skyline
Outdoor gas bayonet for barbecues
Outdoor shower, down the side of the property
External power points
Lush front yard lawns and easy care gardens
Side access gate

PARKING

Secure remote controlled double lock up garage, with internal shopper's entry and access to the rear of the property

LOCATION

Imagine living in a central and convenient location that allows you to walk to bus stops, the local supermarket, the lush Reader Reserve and the Yokine Community Centre around the corner. The likes of excellent schools and shopping and restaurants at both Flinders Square and Dog Swamp are also only minutes away, as are golf courses, cafes, the freeway and the heart of our vibrant Perth CBD. What a wonderful place to call home.

TITLE DETAILS

Lot 151 on Deposited Plan 37714
Volume 2546 Folio 448

LAND AREA

409 sq. metres

ZONING

R30

ESTIMATED RENTAL RETURN

\$1,000 per week

OUTGOINGS

City of Stirling: \$2,372.69 / annum 24/25
Water Corporation: \$1,618.74 / annum 23/24

Disclaimer: Whilst every care has been taken in the preparation of the marketing for this property, accuracy cannot be guaranteed. Prospective buyers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Seller or the Seller's Agent and are expressly excluded from any contract.