

# 18 Henderson Drive, Seville Grove, WA, 6112

## House For Sale

Tuesday, 26 November 2024

18 Henderson Drive, Seville Grove, WA, 6112

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Type: House**

## SPACIOUS FAMILY HOME WITH INVESTMENT POTENTIAL ON

Check Out 18 Henderson Drive, Seville Grove! This spacious 4-bedroom, 2-bathroom home is now on the market, offering the perfect blend of family living and investment potential. Set on a generous 763sqm block, this property provides plenty of room for all your needs. Whether you're searching for a place to call home or a savvy investment, this property ticks all the boxes with the ability to rent it out immediately and secure a great return. Let's dive into the details of this fantastic home.

### INSIDE

As you step through the entry, you're greeted by a formal front lounge to your right. This space is bathed in natural light, enhanced by the elegant plantation shutters on the windows. For added peace of mind, the windows also feature external roller shutters. Continuing through the home, you arrive at the heart of the residence—a well-designed kitchen, dining, and living area. This layout fosters a seamless flow, and the living room's sliding door provides easy access to the outdoor space, creating a delightful indoor-outdoor connection. The home boasts four generously sized bedrooms. The master suite, located at the front left of the home, features a walk-in wardrobe and a neat ensuite bathroom. The three secondary bedrooms are also well-proportioned, all with built-in robes. The main bathroom and laundry are conveniently positioned between these bedrooms for easy access. In summary, the interiors of this home are immaculately maintained and thoughtfully designed, offering plenty of space and comfort. It's a fantastic place to call home, combining practicality with a touch of style.

### OUTSIDE

The property is fully fenced, offering added privacy and security. Behind the double gates, there's ample parking space on the driveway and down the carport. The garage, located at the rear, provides excellent additional storage or space for projects and hobbies—or even a home business. On the opposite side, a spacious alfresco area is perfect for relaxing or entertaining family and friends. The backyard presents a blank canvas for kids or pets to enjoy, along with a garden shed for storing tools and other items.

### INVESTMENT POTENTIAL & VIDEO TOUR

With an estimated rental return of \$650 per week, this property is a fantastic investment opportunity (please do your own due diligence on this figure.)

We've also filmed a video tour on the same day as the photos using an iPhone. To request the video, send us a message on WhatsApp at 0488 997 018.

### LOCATION

Nestled in a prime pocket of Seville Grove, this home is ideally situated close to essential amenities. Nearby schools include Cecil Andrews Senior High School and Willandra Primary School. For your shopping and dining needs, Bunnings Warehouse Armadale and the Haynes Shopping Precinct—featuring Haynes Bar & Grill—are just a short drive away. The property is conveniently located approximately 34.2 km from Perth CBD, making it an excellent choice for commuters.

### WHAT TO DO NEXT

The Mathews Team warmly invites you to the first home open this Saturday from 10:00 to 10:30 am.

Property Code: 4587