

**22 Willcox Street, Chidlow, WA 6556**

**House For Sale**

Thursday, 2 January 2025

**RayWhite**

22 Willcox Street, Chidlow, WA 6556

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Wylie Hunt

0466286914

## FROM \$699,000

How long have you been looking for a property that idolizes summer, has all the hard work completed but still leaves room for your creative touch? Your search ends here at 22 Willcox street in Chidlow. This beautifully balanced corner block welcomes you with established lawn out the front and an entertainers haven hiding out the back. The home consists of 4 bedrooms, all featuring split system air conditioning for year round comfort, a renovated bathroom and a spacious kitchen overlooking the gorgeous backyard. This home is bathed in natural light, thanks to the abundance of windows throughout. Roller shutters not only help manage indoor temperatures but also provide added security and privacy. When it comes to climate control, you're truly spoilt for choice. A slow-combustion fireplace adds cozy warmth during the cooler months, while five split-system air conditioners offer versatile heating and cooling options for any section of the home. For milder days, the fully functional evaporative air conditioning system provides an additional layer of comfort. The layout is both practical and flexible. Three carpeted bedrooms are situated at one end of the home, creating a peaceful retreat, while the fourth bedroom, located off the main living area, offers endless possibilities-it could serve as a home office, guest room, or hobby space. The sunken dining room, featuring brand-new flooring, adds a touch of character and charm. It also provides direct access to the outdoors, making entertaining and family meals a breeze. This home is perfectly designed for comfort and adaptability, ensuring it meets the needs of a variety of lifestyles. The expansive backyard offers ample space to accommodate all your friends, family, and creative ideas. The recently installed rear patio seamlessly connects the pool area to the main dwelling, making it an incredibly versatile space. Whether you're hosting a family lunch, enjoying relaxing afternoon drinks with friends, or savoring a quiet breakfast followed by a peaceful swim, this backyard caters to every occasion. Adding to the charm is a designated firepit area nestled beneath a rustic gazebo adorned with a lush passionfruit vine. It's the perfect spot for cozy evenings under the stars. Quick access to both sheds ensures convenience, while a secure gate provides drive-through access for vehicles. The sheds offer excellent storage and workshop potential, or you could start fresh and build the ultimate dream shed. With several vacant areas ready for your personal touch, this backyard is a blank canvas waiting for your creativity to transform it into your own slice of paradise. Conveniently located just minutes from the heart of Chidlow, this property offers an enviable lifestyle with everything you need close by. The local café, pub, and convenience store are all within walking distance, making daily errands and outings a breeze. If the backyard pool isn't enough, a short drive will take you to the beautiful Lake Leschenaultia, where you can enjoy swimming, camping, and mountain bike trails. For families, Chidlow has its own primary school, with the nearest high school just a short drive away in Mount Helena. The town perfectly balances a relaxed, rural atmosphere with easy access to essential amenities and nearby shopping precincts, ensuring convenience without sacrificing the peaceful lifestyle Chidlow is known for.

**FEATURES** 4 bedroom 1 bathroom home on a 1684sqm corner block  
Spacious kitchen overlooking the backyard - including gas cooktop, dishwasher, built in pantry and a heap of cupboard space  
Renovated bathroom with combined bath+shower and bonus storage recess  
Sunken dining room with new flooring  
Spacious laundry with storage and separate toilet  
Split system air conditioners in all bedrooms + living  
Evaporative air conditioning  
Roller shutters covering all bedrooms + living  
LED downlights  
Slow combustion fireplace in main living area  
New 10x6.5m truss frame patio with LED lighting and coloured concrete  
Below ground pool with lighting  
Solar hot water system  
5kw Solar system  
Double carport  
Fire pit area with rustic feel pergola  
Easy care gardens  
Green front yard with well established lawn and ample parking  
2x sheds with rear access  
Securely fenced rear yard

**Location**  
Chidlow Tavern - 550m (Approx. 7-minute walk)  
Chidlow pharmacy and café - 550m (Approx. 7-minute walk)  
Lake Leschenaultia - 2.8km (Approx. 4-minute drive)  
Railway Reserve Heritage Trail - 300m (Approx. 4-minute walk)  
Chidlow Growers Mart - 700m (Approx. 9-minute walk)  
Mundaring Town Centre - 14km (Approx. 15-minute drive)  
Perth Airport - 38km (Approx 35 minute drive)  
Perth CBD - 45km (Approx. 45-minute drive)  
Council rates approx - \$2100.00  
Water rates approx - \$282.00

For more information or to schedule a private viewing contact Wylie Hunt from Ray White Midland and Hills today