

296 Belmont Avenue, Kewdale, WA, 6105

House For Sale

Tuesday, 26 November 2024



296 Belmont Avenue, Kewdale, WA, 6105

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Type: House



Nick Mitchell
0894759613



Alex Mitchell
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Extended Family Home with Extra Charm

This property was built in 1952 and carefully extended and added to throughout its life. Currently it stands proudly as a bigger 3 bedroom 2 bathroom family home with multiple living areas and a possible (versatile) fourth bedroom. There are gorgeous high ceilings in the main central living area, an updated kitchen, big solar array on the roof and side access that leads through to a powered workshop. Feature packed and super centrally located - this home has a whole lot to offer the next family that moves in!

Charming. Peaceful. Character. It is undeniable that this residence has some serious heart. Your guests will love to be greeted by large established front gardens and a sheltered porch - the perfect space for a calming morning tea. There is a heap of space for parking here too and left hand side access that leads directly through to the properties rear and powered workshop. The ultimate hobby cave! On the front right-hand side there is also a private, secure courtyard perfect for some extra peace or room for extra sheltered storage. This home is feature packed and versatile.

Once you take a step inside the home you will notice striking hard wood flooring throughout the original portion of the home. Here there are two bedrooms and a separate formal front lounge sitting area (which could possibly double as a fourth bedroom if needed). The huge master bedroom was added on later in the homes life and is located at the rear of the property in the extended portion of the home. Complete with walk in robe, big ensuite bathroom, independent/direct backyard access and your own private spa room! (Please note that this current spa will need to be serviced.)

In the centre of the home is the main living area, both warm and inviting. There is dining space here and a large kitchen with gas cooking, heaps of storage, dishwasher and more. This central hub overlooks your indoor living areas with breathtaking high ceilings and provides the perfect backdrop for your dinner parties, date nights or movie marathons. This home is truly built to be appreciated, to be lived in and to be loved - not just to be looked at!

But there's more... Thanks to the giant 911 sqm block there is potential here to subdivide in the future. This would require extensive work to the existing dwelling but the possibility is still exciting !

Features in brief:

- 3 Bed 2 bathroom home built in 1952
- 911 sqm of R20 land (subdivision potential)
- Extended property with multiple living spaces
- Approx 185 sqm of living
- Gorgeous hardwood flooring
- Updated kitchen
- Ducted air conditioning throughout
- Gas heating
- Large solar system
- Big powered workshop
- Great outdoor entertaining spaces
- Incredible location close to Belmont Forum

You will need to get in fast, make sure you call The Mitchell Brothers to book a time to view this property as soon as possible.

Alex Mitchell - 0404 122 943

Nick Mitchell - 0415 833 131

Water rates: \$1,184.22 p/a (approx.) (01/07/2023 to 30/06/2024)

Council rates: \$1,711.19 p/a (approx.)

Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contract.