

**5/315 Albert Street, Balcatta, WA, 6021**



**House For Sale**

Monday, 28 October 2024

5/315 Albert Street, Balcatta, WA, 6021

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Contemporary Style & Convenience

All offers presented by 6pm Wed 6th November (Unless sold prior)

Discover easy living at 5/315 Albert Street, Balcatta. A modern 3-bedroom, 2-bathroom villa offering space, style, and convenience on a low-maintenance 222sqm block. Built in 2007 and boasting thoughtful updates. This rear unit is located at the back of a quiet complex for added privacy, making it perfect for downsizers, investors, or young families.

The tiled entry leads to a spacious open-plan kitchen, living, and dining area with added LED lights and stylish pendant fixtures. The renovated kitchen features a timber benchtop, soft-close cabinetry, a built-in bin, and great storage. Complete with a double fridge recess, gas stovetop, electric oven, dishwasher, and a scullery/laundry with pantry, this kitchen is ideal for home chefs.

The master suite, located at the front of the home, is king-sized with a built-in robe, ceiling fan, and ensuite bathroom featuring a single vanity, toilet, and shower. Bedrooms 2 and 3 are queen-sized, both with built-in robes, and bedroom 2 includes built-in shelving and a ceiling fan. The second bathroom offers a shower-over-bath configuration, a single vanity, and a separate toilet for convenience.

Outside, a paved alfresco area with new tinted sheeting and a well-maintained garden creates a private outdoor retreat. There's also a large storeroom accessed externally, perfect for additional storage. The double garage is generously sized, offering ample room for parking and further storage.

Additional features include plantation shutters, a security screen, and ducted evaporative air conditioning throughout. Situated in a quiet complex, this property is conveniently located close to shops, schools, and public transport.

Don't miss out on this well-maintained home in sought-after Balcatta!

### FEATURES:

- 3 bedrooms, 2 bathrooms, 2-car garage
- Built in 2007 on a 222sqm block
- Renovated kitchen with timber benchtop, gas stovetop, electric oven, dishwasher, and soft-close cabinetry
- Open-plan kitchen, living, and dining area with LED and pendant lights
- King-sized master bedroom with built-in robe, ceiling fan, and ensuite
- Bedrooms 2 and 3 are queen-sized with built-in robes and ceiling fans
- Second bathroom with shower-over-bath and separate toilet
- Ducted evaporative air conditioning
- Paved alfresco with new tinted sheeting and garden
- Large external store room
- Spacious double garage
- Security screen