

# 72 Trailwood Drive, Woodvale, WA, 6026

## Sold House

Saturday, 16 November 2024

72 Trailwood Drive, Woodvale, WA, 6026

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Karl Wright

## Fantastic Opportunity In Woodvale!

Located opposite Trailwood Park, this unique, 3-bedroom plus study, 1-bathroom semi-ensuite home is a rarity!

Built in 1980 and positioned street front facing as proposed Lot 1, 431m2 R20/60 zoned block. You'll be impressed by the high ceilings and spacious and bright, open plan meals, family and lounge area.

Conveniently located within walking distance to parks, schools, shops and Whitfords train station, a perfect way to enjoy Woodvale living!

Please call or SMS Karl Wright on 0450 556 146 or [karl@wrightrealty.com.au](mailto:karl@wrightrealty.com.au) to register your interest.

3 Bedrooms | 1 Bathroom Semi-Ensuite | Study / 4th Bedroom | Lounge | Meals | Family | Kitchen | Laundry | Verandah | Single Carport + Great Off-Street Parking

- Attractive frontage with beautifully landscaped gardens. A paved verandah area provides undercover access to the home.
- Through the hallway you will find a spacious and bright open plan meals, family and lounge area. Featuring pitched, soaring high ceilings and slate flooring.
- The kitchen has plenty of room to prepare your culinary delights with excellent bench space with breakfast bar and cabinetry. Featuring stainless steel appliances including a 5-burner gas cooktop, electric oven and Fisher and Paykel dishwasher.
- The large main bedroom is located to the right of the entry. Featuring two double door built-in wardrobes and semi-ensuite with the large family bathroom.
- Bedroom 2 is opposite the main bedroom and features a mirrored built-in wardrobe, whilst Bedroom 3 is located between the bathroom and lounge area.
- The study or 4th Bedroom is located to the front left of the home. Great for working from home.
- The family bathroom with built-in European style laundry is large. Featuring a corner shower, dual basin vanity, WC, and access outdoors.
- Outdoors, there's a mixture of paving and artificial turf with two verandahs providing undercover areas for sitting and relaxing.
- Single carport with pedestrian access to the rear plus great off-street parking.

Additional features: Ducted reverse cycle a/c; Ceiling fans; Batts insulation; Reticulation; Gas storage hot water system; NBN ready.

1980 built on approx. proposed Lot 1, 431m2 R20/60 zoned block.

Nearby Amenities:

20m to Trailwood Park

350m to Whitfords Train Station

1.2km to Woodvale Boulevard Shopping Centre

1.4km to Woodvale Primary School

2.3km to Woodvale Secondary College

**Disclaimer:**

In preparing this information, Wright Realty and its members has relied in good faith upon information provided by others and has made all reasonable efforts to ensure that the information is correct. The accuracy of the information provided to you (whether written or verbal) cannot be guaranteed. If you are considering this property, you must make all enquiries necessary to satisfy yourself that all information is accurate.