

**99 Monaghan Circle, Darch, WA, 6065**

**slp.**

**House For Sale**

Tuesday, 26 November 2024

99 Monaghan Circle, Darch, WA, 6065

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Kenny Yu

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## Spacious Living in the Heart of Darch

\*Offers in by 3/12/24 unless sold prior\*

SALE- If you're after space, style, and a top-notch location, this stunning family home in sought-after Darch ticks all the boxes. With multiple living areas and room for everyone, it's perfect for big families—or investors wanting a property that's ready to impress.

At the heart of the home is the open-plan living and dining area, paired with a chef's kitchen that makes meal prep a breeze. Gas cooking, quality appliances, tons of storage, and a breakfast bar for those quick family mornings—this kitchen has it all!

Four massive bedrooms, all with built-ins, ensure everyone gets their own space, while the master suite takes it up a notch with a private ensuite (complete with a bath) and a walk-in robe. Need an extra space for guests or a home cinema? The front lounge has you covered.

Step outside, and the perks keep coming:

Outdoor entertaining made easy with an alfresco area featuring café blinds.

A sparkling pool for those sunny weekends.

Plenty of yard space for the kids to play or future upgrades.

Drive-through garage access and side entry for ultimate convenience.

### Prime Location

This home sits across from a child-friendly park and just a quick 3-minute walk to Darch Plaza, packed with shops, cafes, and everything you need. Public transport? The 389 bus stop is just minutes away and connects you directly to Perth CBD. Schools? You're in the catchment for Ashdale College and a short distance from Kingsway Christian College.

### Nearby Amenities:

Kingsway Shopping Centre: 3km

Kingsway Sporting Complex: 1.5km

Hillarys Beach: 12km

Perth CBD: 28km

### Why This Home?

With a flexible floor plan, multiple living spaces, high ceilings, evaporative and split unit a/c, and even a games room with a bar, study nook, this home is built for comfort and entertaining. Whether you're hosting friends or just enjoying a quiet evening, this property offers the perfect balance of style and practicality.

Move in and enjoy, or add it to your investment portfolio—it's a win either way!

Land 691sqm

Total built approx 350sqm

### Rates:

– Water: \$238 pq.

-- City of Wanneroo: \$2670 pa

For more information on the home or for property appraisal, please call Kenny Yu 0422702345.

**Disclaimer:**

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