



SOLD

A PLACE TO CALL HOME

Lovely 2 bedroom villa. Be it ever so humble, this is a fabulous opportunity to make a home here, make it gorgeous, make it your own. Qualified First home buyers will take advantage of the Stamp Duty exemption available from the State Government. All the more reason to get excited about this AFFORDABLE and well located property in Dianella. Great buying and it's getting harder to find good properties like this.

No Common Walls. No Strata fees.

Bus routes nearby on Grand Promenade and the Perth CBD less than 6 kms away.

Close to Dianella Plaza, Medical Centre and Morley Galleria. Great suburban amenity with parks, schools, churches, fitness centres, shops, all within walking distance.

Also:

- Terry Tyzack Aquatic Centre - 1 kilometre from here
- Australian Islamic College - 300 metres from here
- Award-winning Mario's Pizza - 750 metres from here
- Piccolo Early Learning Centre - 750 metres from here

Have you enjoyed a breakfast or brunch at Nogi Lane recently? It's just down the road, you'll love meeting up with friends at this on-trend eatery.

Inside you will find that the home has tiled floors throughout, a galley kitchen with 4-burner gas cooktop, an open plan lounge and dining, a nice bathroom and laundry. Neutral paint colours throughout. Both bedrooms have robes and the main bedroom has a ceiling fan. There is also a single carport plus additional carparking within the Common Property areas of the complex. Outdoors there is a pergola off the living room and paved areas creating a functional alfresco zone.

There are just three units in this complex and NO STRATA FEES. The other properties in this complex are owner-occupied homes.

This would be highly suitable for First Home buyers, FIFO workers, or downsizers looking for an easy to maintain property where they can dabble with a small garden space. There are absolutely NO COMMON WALLS, not even adjacent carport walls! This villa is completely

2 BED | 1 BATH | 1 CAR

PRICE:
\$357,000

OPEN FOR INSPECTION:
N/A



Gary Angel
0427746700
gary.angel@atrealty.com.au
www.atrealty.com.au