

Sold



52 Litchfield Crescent, Carramar



HOME OPEN SUN 16TH JAN.....1.45PM – 2.15PM

Andrew and Liselle from Team Thompson have the pleasure in presenting 52 LITCHFIELD CRESCENT CARRAMAR

Extra large 4 x2 family home with separate living areas including home theatre/media room, separate lounge, activity nook for the kids as well as spacious open plan family and meals

Set in a great location overlooking Litchfield Park please contact us to view anytime

Fantastic location looking directly over child friendly Litchfield Park

Secure frontage with feature wall

Double door entry with security screens

Spacious master bedroom with ample robe space and ceiling fan

Extra large ensuite with double shower (with screen), his and hers basins with full length bench /full length mirror, heat lamp and finished with modern fixtures and fittings

Bedrooms 2, 3 and 4 are double in size with floor to ceiling double sliding door robes and new carpets

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	27043
<b>Land Area</b>	451 m2

#### Agent Details

Jonathan Marlow - 08 9402 2299

#### Office Details

Xceed Real Estate - Sales  
Level 8, 3 Hasler Road Herdsman,  
WA, 6017 Australia  
08 9207 2088

**XCEED**   
REAL ESTATE

Deluxe 2nd bathroom with bath and shower (with screen), along with a powder room vanity for guests with full length bench/full length mirror and separate WC

Enclosed lounge/sitting room overlooking park with sliding door entry to front courtyard

Chef's kitchen with stainless steel appliances, rangehood, dishwasher, fridge / freezer recess, feature tiling as well as heaps of bench and cupboard space

Spacious open plan meals and living area

Kids activity/study nook

Enclosed home theatre with new carpets

Extra large laundry with plenty of storage space

Reverse cycle split system air-conditioning to main living areas

Ducted evaporative air-conditioning through out

Low maintenance, easy care backyard with feature decking

Double garage with internal access

Built in 2006 by Summit Homes

Block size 451m2

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*