



19A Purdom Rd, Wembley Downs



Security, Peace & Privacy

Tucked away from the street, down an attractive shrub lined driveway, offering ample privacy and peace this charming 3 bedroom 2 bathroom light filled home is ideal for singles, families and downsizers alike that are seeking a spacious entry level home in highly desirable Wembley Downs.

Accommodation consists of a cosy formal lounge, dining or study, jarrah floorboards and high vaulted ceiling to the main living/meals & kitchen, a separate first floor retreat/activity room, generous master bedroom with ensuite, 2 additional double sized bedrooms and main bathroom.

Conveniently located within the heart of Wembley Downs surrounded by an abundance of amenities this low maintenance haven is a must see.

For further details or to arrange a private viewing appointment please contact Ian Fatharly on 0411 886 183 or ian@xceedre.com.au

3 2 2

Price	SOLD
Property Type	Residential
Property ID	27257

Agent Details

Ian Fatharly - 0411 886 183

Office Details

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



ACCOMMODATION

- *Double door front entry and foyer
- *Cosy sunken lounge with feature bay window and gas log fireplace
- *Dining or home office area

- *Open plan kitchen/meals and family featuring a high vaulted ceiling
- *Kitchen includes gas cook top, wall oven, dishwasher and large fridge recess
- *First floor, light filled, timber and glass walled retreat/activity/theatre room
- *Master bedroom with bay window, walk in robe and built in robe
- *Ensuite bathroom incorporating bath, separate shower and w/c
- *Bedrooms 2 & 3 both double sized with built in robes
- *Main bathroom
- *Separate laundry with external door

OTHER FEATURES

- *Double garage with remote controlled door
- *Ducted (Daikin) reverse cycle air-conditioning system
- *Garden storage shed
- *Automatic reticulation to established manicured garden
- *Electric fold out awning to paved alfresco area
- *Jarrah floorboards to main living areas
- *Various timber cabinets and timber feature beams
- *Cool sea breezes a relief on hot summer days

LOCATION HIGHLIGHTS

- Within Wembley Downs Primary School and Churchlands Senior High School catchment areas
- Various parks, sports fields and bush walks nearby
- Wembley Downs Primary, Churchlands Senior High School, Newman College, Holy Spirit, St Mary's and Hale School all within few minutes bike, car or bus ride
- Surrounded by numerous local and major shopping centres including The Downs, Floreat Forum, Ocean Village, Empire Shopping Village, Herdsman Fresh, Westfield Innaloo and Karrinyup Shopping Centre
- Wembley Golf Course and leisure complex nearby
- Bold Park Aquatic Centre nearby
- Perth CBD approximately 11 km away
- Quick easy access to glorious coastline with a selection of beaches less than 3 km
- Quick easy access to Subiaco, Leederville and the city centre
- Major bus routes available within a few minutes stroll

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.