



2/17-21 Third Avenue Kelmscott, WA

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## WELCOME HOME! FANTASTIC INVESTMENT OPPORTUNITY!

Situated in a quiet complex yet only moments away from almost everything you could think of, this home is ready to be yours! With 3 generously sized bedrooms and 2 stylishly presented bathrooms, this is a complete home that offers so much!

The heart of the home is the delightful open plan living area that seamlessly integrates the airy outdoor alfresco to the main living, dining and kitchen area. A well-equipped kitchen ready to service your culinary needs, comprising sleek benchtops, ample cabinetry, gas cooktop and oven. A large split system air conditioner in this main hub moderates the temperature throughout the year and another split system in the master bedroom.

With a private ensuite and a spacious walk in robe, the main bedroom has everything you need due to its extra large character. The remaining bedrooms are generously proportioned and comprise of built in robes, all of which are serviced by the stylish main bathroom that has its own bath and shower. The location is

**Price:** \$465000

**Council Rates:** \$2,700.00/year (approx)



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