

**20 Simmonds Pass, Ellenbrook, WA 6069**

**Sold - 5/10/2021**

House 3  2  2 



## Family Home in the heart of Charlottes Vineyard - LOCATION L

LJ Hooker Ellenbrook presenting this stunning family home!

You will enjoy a serene park side location, with the added bonus of being walking distance to Arbor grove primary school and daycare.

**Open for Inspection**

By Appointment.

Set amongst other quality homes on a whisper quiet street this property really stands out from the crowd. The contemporary frontage, the neutral tones and the quality of finish combine to make this property a pleasure to present. You will enjoy a separate lounge, three bedrooms generous in proportion, plus an open plan kitchen, family and dining room.

All overlooking the alfresco entertaining area and easy care gardens with rear access combining to provide an impressive space. The quality of the interior is mirrored by the manicured mature gardens that combine to frame this fantastic find. Add to all this ducted air conditioning and a generous 416m block (approx). Quality and value are on offer with nothing left to do apart from writing the invites for the housewarming party. Here you have it all, don't delay on this one and be first in line.

Features inside to look at:

- 3 bedrooms 2 bathrooms
- A separate lounge room/rumpus room
- Great size modern kitchen with a pantry and cupboard space
- Ducted evaporative air conditioning throughout
- Double garage that opens to backyard alfresco area
- Decent size backyard with patio and garden shed
- Master with walk in robe and Ensuite
- Freshly painted

ENJOY THE LOCATION:

- Approximate 5 Minutes drive to Ellenbrook central
- A minutes drive to the Day care centre
- Approximate 1.5 kms to the Tonkin Highway
- 1.0 km to Bunnings and 24/7 Super shop

**Listed By**

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