



44 Williams Road, Melville WA

KEY INFORMATION

Address

44 Williams Road, Melville WA

Price

Offers Invited Closing 14.03.22

Type

Residential / House

Land Area

804 sqm

Build Area

328 sqm

Car Spaces

N/A

Listing Type

Sold

Nestled in the heart of Melville, discover this modern renovated family entertainer on a large 804 sqm block

This family home provides a neat and comfortable floor plan offering 4 generous bedrooms, 2 bathrooms, a spacious family living area, a fantastic entertainer's deck area with a spacious lawn and garden for all to enjoy.

In a location that is popular by demand, this incredible opportunity is not to be missed, with nothing to be done, you can move straight in.

Property features include:

- 4 Bedrooms (3 with built in robes)
- 2 Bathrooms
- Open plan kitchen/ dining/ lounge
- Breakfast bar
- Remote double garage with laundry access
- Solar hot water
- Ducted air con
- Solid timber floors throughout
- Double brick throughout
- High ceilings
- Landscaped and reticulated gardens
- Water bore
- Inbuilt bbq and outdoor kitchen with entertainers deck
- Large rear grassed level playing area
- Cellar
- Fans in bedrooms
- Secure fencing

Rates:

Land tax \$1,678 (yearly)

Council \$2,037 (yearly)

Water and sewerage \$214 (for 2 months)
Nedlands WA 6009

T (08) 9386 9981

www.agoraproperty.com.au/property/14850864

Short walk to Melville Primary and High school, Kadidjiny Park and Marmion Reserve,

Marmion Street shops, 1km to Melville Reserve and 1.5km to Melville shops

All offers will be present Monday the 14th of March 2022 at 4:00 pm if not sold earlier.

AGENT INFORMATION



Jonathan Kilborn
PRINCIPAL/LICENSEE

D. 08 9386 9981

M. 0404 796 137



DISCLAIMER: The information in this document is prepared for general information only and is not intended to constitute an offer of any financial product. Whilst the information is believed to be correct at the time of publication, it may be derived in part from outside sources (including the seller and/or public records) or based on assumptions. Agora Property Group and/or its officers, employees and agents do not warrant, and accept no liability or responsibility for, its accuracy or completeness.