



**18 Buckle Street, Balcatta**

Property ID: 6663704

**Under Offer**

**4 bedroom house**

PRICE REDUCED!

Welcome to 18 Buckle street a whisper quiet location lined with tree tops and parklands.

This family home is exactly what you have been looking for and it is presented as near new with the utmost quality in both presentation and fixtures.

As soon as your car pulls into the beautiful washed aggregate stone driveway you will be impressed and the feeling of home will spring to mind.

Once inside you will immediately notice the open spaces and large rooms which are amplified with beautiful high ceilings throughout.

With all the local amenity in and around you like cafes, restaurants, shopping centres local parks you will want for absolutely nothing.

You have the best local schools all close by and access to the main roads and the central location make getting anywhere a breeze.

Inspect today dont delay.

The Features:

- 3 separate living areas
- Front deck with views to the park
- Large 1200mm pivot entry door
- Separate front theatre room
- Downstairs powder room



**Land Area: 400 sqm**



**Simon Deering**

**Principal - Simon Deering Property**

**M: 0401 111 566**

**E: [simon.deering@smileelite.com](mailto:simon.deering@smileelite.com)**

Under stair storage plus extra storage in living area  
Quality Kitchen with 900mm oven & hotplate, white gloss cabinets, Caesarstone benchtops, double fridge space with water supply and walk in pantry  
Huge open plan family dining opening onto Alfresco area under the main roof with gas point  
Laundry with walk in storage and separate broom cupboard  
Downstairs Master Bedroom with large walk in robe  
Ensuite with his/hers vanities, large shower and separate toilet  
27c doors throughout  
31c ceilings throughout  
Caesarstone benchtops in bathrooms and laundry  
Dual day/night blinds throughout  
Exposed aggregate driveway  
Double garage, extra height  
High ceilings, skirtings and decorative cornices  
Ducted reverse cycle air-conditioning

Building Area: 291.4sqm including garage, store, porch and alfresco  
Block Size: 400sqm

**Open Plan Living:** The living, dining and kitchen are all open which makes it perfect for entertaining, keeping an eye on the kids or simply for relaxing.

**Kitchen:** A beautifully designed kitchen with Caesarstone benchtops and quality appliances set the standard for the rest of the home and from the flooring to lighting you will not be disappointed.

**Home Theatre:** There is a great living space to the left as you enter the home which could be utilised as a theatre room, formal lounge, rumpus room or games room. It has a beautiful outlook onto the front garden.

**Front Garden:** It has a beautifully landscaped front garden with timber decking on the front porch and gorgeous large French Doors to welcome you into the front of the home.

**Rear Garden:** Outside is a gorgeous space with private little veggie garden and washed aggregate through out making it functional and low maintenance.

**Double Garage:** The large double garage also provides you with secure access into the home.

**Master Bedroom:** The master bedroom is on the ground floor which is fantastic in design and so practical for all sorts of modern living. It has a large walk in robe ensuite with his/hers vanities, large shower and separate toilet.

**Laundry:** The laundry comes off the back of the kitchen and has direct access outside to the clothesline for convenience.

**Upstairs:** As you make your way upstairs you have another living space with the other three double bedrooms along with the second bathroom with full bath.

## **Features**

Built-ins

