



## 17 Penguin Street, Dianella

4 bedrooms, 1 bathroom, 2 cars

Low \$600's

**UNDER OFFER BY JOHN DE LEO!**

Web ID: 13046100976

John De Leo  
0407 472 155



Welcome to this immaculately presented 4 bedroom renovated family home which has a warm and inviting feel throughout and is sure to be a winner for everyone, especially the kids. Now that summer is upon us the sparkling pool will be a real treat for all to enjoy. With a very family oriented and functional floor plan, it offers relaxed living both indoors and outdoors. Original Jarrah hardwood floors flow through the main living areas and front bedrooms. The front lounge is spacious and features a usable fireplace, the kitchen has been updated and is very modern with a new Chef oven, gas tops, dishwasher and a breakfast bar for those casual family meals. The original single garage has been thoughtfully and professionally redesigned as a home office/study with a built in robe. The family and dining areas are well placed off the kitchen and open out to the awesome rear yard area, this provides some great living options for you to enjoy. All the bedrooms are generous in size and have built in robes. Bedroom 4 is the original sleep-out and has been carefully converted and is now a functional 4th bed or activity/games room, it also has BIR's. The bathroom is renovated and features a handy bath/shower combo and double basins. The home also is equipped with a full Daikin reverse cycle air conditioning system for all year comfort.

The backyard is simply superb for the family, the kids will be in heaven as there is a sparkling salt water pool all fully fenced. Lots of lawn for the kids to play or pets to run free, there is an extensive paved entertaining area with patio, good size garden shed for storage, side gate access on both sides of the house and all the gutters, eaves and downpipes were newly replaced just 6 month ago.

This charming abode really will impress you with its Easy Care, Easy Living style. It is ready for you to move straight into and start enjoying your new home. Situated in a popular family friendly neighbourhood with a local park just 70m down the street. Put this one on your viewing list for sure. Call John De Leo, Force #1 Sales Rep, 0407 472 155 to book a private inspection or for more information.

### Features Include:

- Solid Brick & Tile home
- 4 bedrooms - all with BIR's
- Renovated bathroom
- Front lounge with fireplace
- Home office/study
- Lovely modern kitchen

Open plan family/dining area  
Breakfast bar for casual meals  
Jarrah hardwood floors  
Reverse cycle Daikin ducted air con  
Batts insulation in roof  
Security alarm system  
Extensive rear paved area  
Large pitched patio  
Sparkling below ground salt water pool  
Garden shed  
Lawn area and easy care gardens  
Side gate access to rear  
New gutters, downpipes and eaves  
Gas instant HWS  
Block Size: 728sqm  
Council Rates: \$1506pa  
Water Rates: \$1084pa  
Built: 1970