



## 21 Quinlan Street, WONGAN HILLS, WA 6603

### Federation Beauty in the Heart of Wongan Hills

Behind its red brick facade and iron roof, 21 Quinlan Street tells a story that began in 1925. Absorbed in charm and updated over time, this inviting Federation home is more than just a house - it's a piece of Wongan Hills history, ready for its next chapter.

Set on a spacious 1,012m<sup>2</sup> block, this property offers a rare blend of character, space, and practicality. Whether you're chasing a tree change, a family-sized home with room to move, or an investment with solid returns, this one deserves your attention.

A stone pathway leads you up to the veranda - the perfect place for a morning coffee or afternoon chat. Step inside and you're immediately greeted by high ceilings, detailed cornices, and original picture rails.

To the left, the carpeted front lounge features a built-in fireplace - ideal for winter nights. Opposite, you find the master bedroom with an open-style built-in robe. Another bedroom sits just behind, perfect for family or guests.

At the heart of the home is the kitchen and dining area - functional, honest, and full of country charm. Recent upgrades include a new oven, cooktop, and dishwasher, but the

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** For Sale

**INTERNET ID:** 300P183873

#### SALE DETAILS

**\$450,000**

#### CONTACT DETAILS

**Elders Perth**

Level 2, 195 Great Eastern  
Highway  
BELMONT, WA  
08 9422 2444

**Aaron Goulden**

0428 435 784

standout is the Metters wood stove, a beautiful nod to simpler times that still warms the space with ease.

The walk-in pantry and adjoining laundry keep things practical, while the layout flows for daily family life.

The remaining bedrooms are located at the back of the house, along with a dedicated office or study that is ideal for working from home, or it can serve as a fifth bedroom.

A tiled family room and adjoining second bathroom create a flexible living area, filled with light from French windows and doors that open directly to the backyard and 5m x 6m gabled patio.

Stay comfortable year-round with ducted evaporative air-conditioning, perfect for keeping cool during the warmer months.

Step outside to a fully fenced rear yard with a garden designed for relaxed living. A peaceful fishpond adds a sense of calm, while the lawn area offers a safe and inviting space for children to play. There's even room to add veggie beds or keep a few chickens-perfect for those seeking a more sustainable lifestyle.

Water storage is well taken care of, with two large 9,000L rainwater tanks providing a great supply for gardens and lawns.

The 9m x 6m workshop/garage, complete with a solid concrete floor has two roller doors, and drive-through access-ideal for storing vehicles, tools, or taking on weekend projects.

Located within walking distance to schools, local shops, medical services, and sporting facilities, this home combines convenience with lifestyle.

Currently leased under a Residential Tenancy Agreement until January 2026, this property presents a great opportunity for investors seeking a reliable rental income from day one.

Shire Rates: \$1,782.13 per annum

Homes like this don't just offer a place to live - they offer a lifestyle, a story, and room to make it your own. Whether you're drawn to its heritage, its space, or its potential, 21 Quinlan Street is a rare find in a tight-knit, welcoming community.

Contact Aaron Goulden to arrange your private inspection or to learn more.

- Land Area 1,012.00 square metre
- Building Area: 159.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Single garage









