

## 18 Gillett Road, NORTHAM, WA 6401

### Premium Craftsmanship Meets Modern Family Living

Discover 18 Gillett Road, a thoughtfully designed 4-bedroom, 2-bathroom residence built by Ross Squire Homes. This home offers modern living at its finest, crafted by one of Western Australia's most trusted builders with over four decades of experience.

This property is move-in ready and features air-conditioning, stylish flooring, quality appliances, and easy-care landscaping.

The heart of the home boasts an open-plan family area, dining, and kitchen with a large island bench and a walk-in pantry.

The master suite includes a spacious ensuite and dressing room, while the additional bedrooms come with built-in robes.

Perfectly positioned in the charming town of Northam, just a short drive from Perth, this home is close to local parks, schools, and the picturesque Avon River with 180-degree views over the town and hills beyond. Offering a lifestyle of convenience and quality craftsmanship, this is a must-see opportunity.

**TYPE:** For Sale

**INTERNET ID:** 300P193948

#### SALE DETAILS

**Offers from \$800,000**

#### CONTACT DETAILS

**Elders Perth**

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

**Sharon Johnson**  
0418 958 651

#### Complete Home Package

- Entirely painted interior and exterior
- Landscaped front yard with irrigation
- Concrete finishes to carport, driveway, and outdoor living areas
- Colorbond Steel perimeter fencing
- Skirting boards fitted in all rooms
- Carpets in bedrooms
- High-quality vinyl plank flooring in main living spaces
- Fitted blinds in bedrooms and living areas

#### Gourmet Kitchen

- Premium chef's kitchen with oven and induction hot plate
- Setup ready for dishwasher
- Silicone free composite stone countertops
- Central island with integrated breakfast bar
- Spacious pantry
- Soft-close functionality on all kitchen storage

#### Bathroom and Laundry Features

- Ensuite with a separate toilet
- Close-coupled toilets
- Silicone free composite stone countertops
- Mixer taps installed throughout
- Semi-frameless shower screens
- Hobless showers in all bathrooms
- Inset laundry trough and cabinet

#### Layout Details

- Open living design for kitchen, dining, and family areas, ideal for hosting
- Large master bedroom with extensive walk-in closet
- Generously sized secondary bedrooms with built-in robes and sliding doors
- Separate activity room for entertainment

#### Utilities and Electrical Infrastructure

- Colourbond roofing and downpipes

- Air-conditioning
- Advanced heat pump hot water system
- Ready for NBN connection
- Multiple TV connections
- Complete LED lighting solution throughout

All inquiries to exclusive selling agents Elders Real Estate

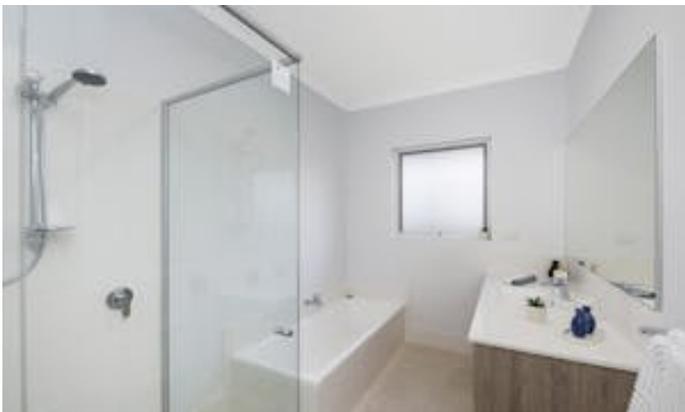
Sharon Johnson | 0418 958 651 | Sharon.Johnson@elders.com.au

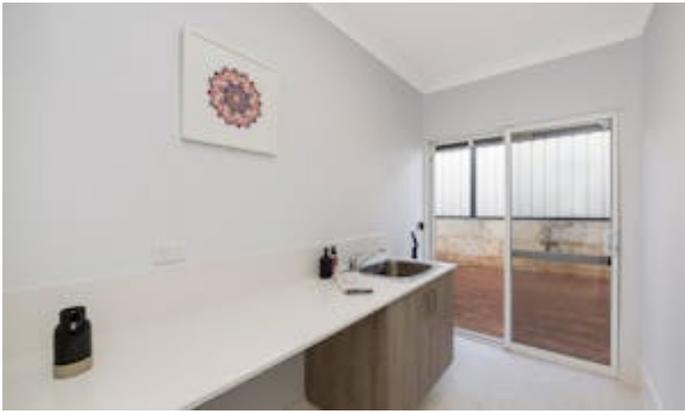
Other features: Carpeted, Close to Schools, Close to Shops, Close to Transport, Golf Course Estate, Openable Windows

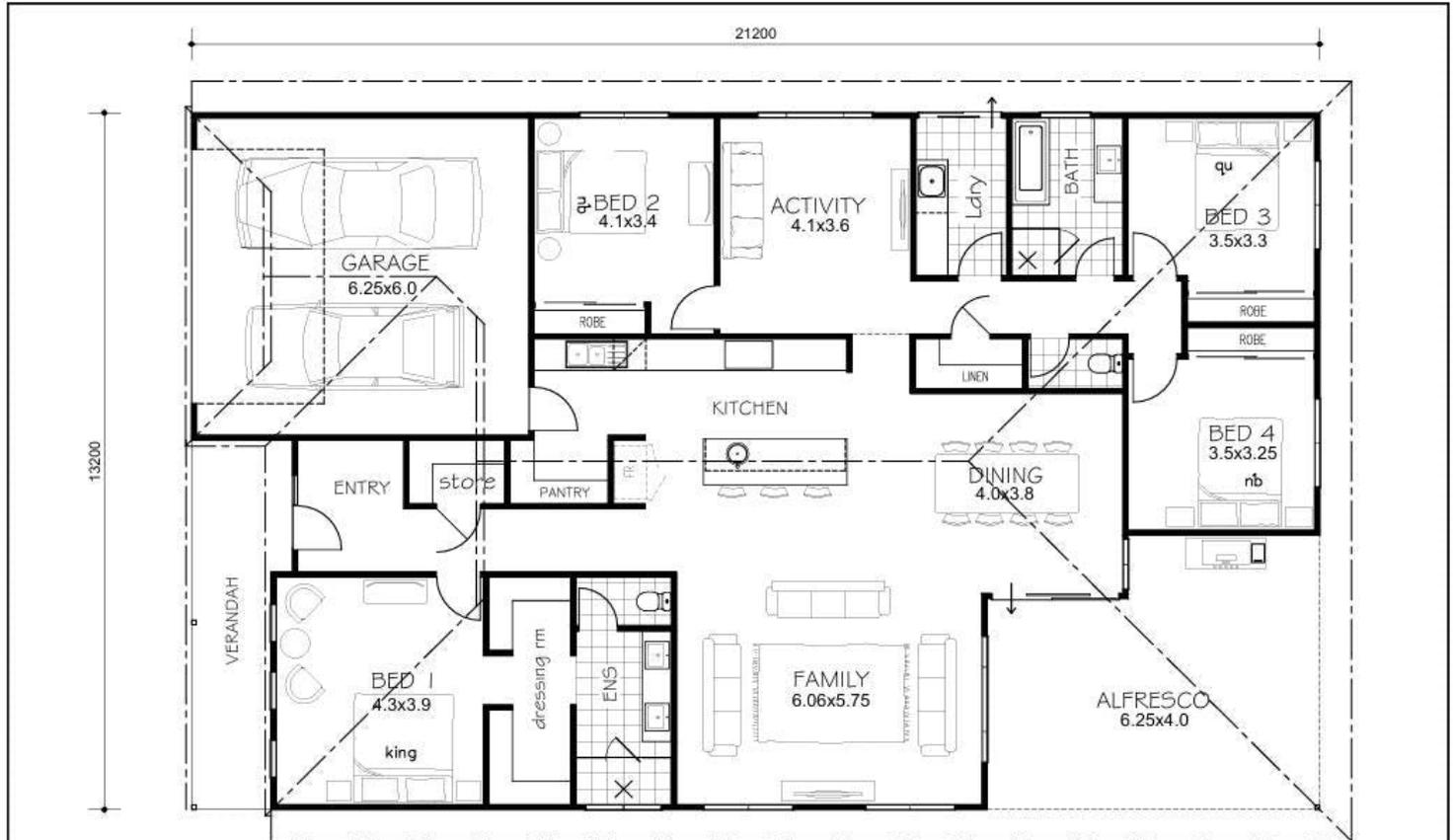
- Land Area 774.00 square metres
- Building Area: 239.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 1
- Single garage
- Ensuite
- Floorboards











HOUSE/GARAGE floor area 239 m2  
VERANDAH, ALFRESCO floor area 40.8 m2

# 18 GILLETT Rd