



**23 Alfreton Way DUNCRAIG WA**

4  2  1 

With the leafy Alfreton Park just a few doors down, this solid 4 bedroom 2 bathroom brick-and-tile family home with north facing living areas is in the perfect tranquil position and leaves plenty of scope for you to add some of your own modern personal touches throughout.

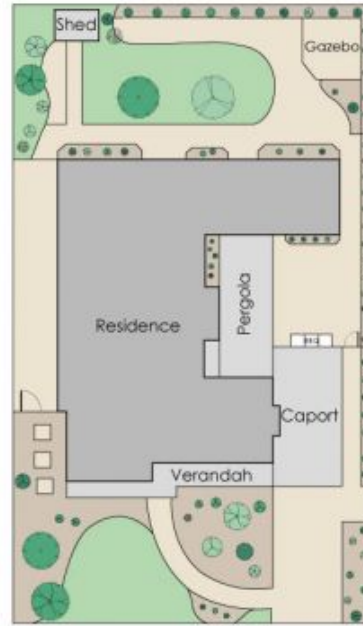
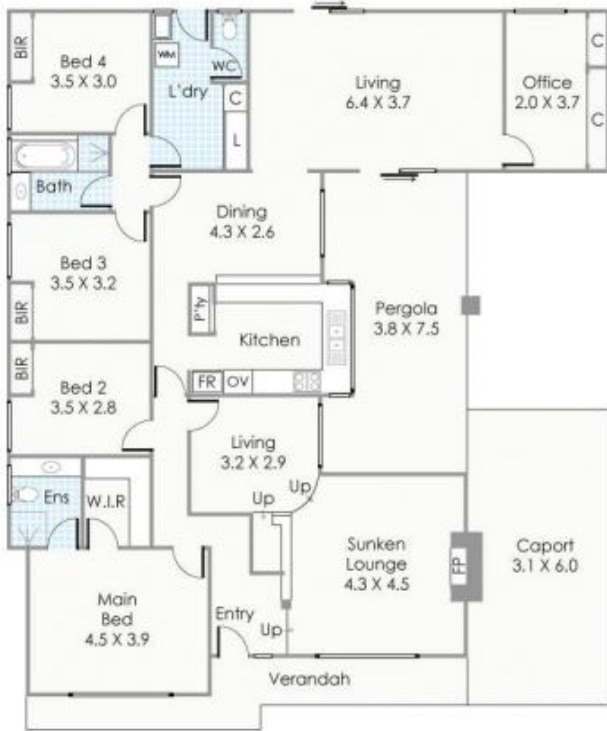
A sunken and carpeted front lounge welcomes you inside, has a ceiling fan and is warmed in the winter by an open brick fireplace all whilst being overlooked by a carpeted formal-dining room with a bar area and more charming brickwork. Low-maintenance flooring graces a central kitchen and casual-meals area where character timber cabinetry, tiled splashbacks, a storage pantry and a dishwasher recess meet a Robinhood range hood, a five-burner Westinghouse gas cooktop and a Chef oven for

**Type** : House  
**Building Size** : 22 sqm  
**Land Size** : 700 sqm  
**View** : <https://www.joyofhope.com.au/sale/wa/northern-suburbs/duncraig/residential/house/7533801>



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Approximate Areas

Residence:	179m <sup>2</sup>
Carport:	19m <sup>2</sup>
Pergola:	16m <sup>2</sup>
Verandah:	12m <sup>2</sup>
<b>Total Area:</b>	<b>226m<sup>2</sup></b>

This floorplan is for illustration purposes only to show the layout of the property. Whilst every effort has been made to ensure the accuracy of this floor plan, all measurements, and any other information shown are an approximate interpretation only. Measurements and total areas do not include an account for wall thickness or roof area under eaves. Clio Creative will not be held liable or responsible for any errors, omissions, misrepresentation or use of any information shown on the first floor plans. Not to be used for any other purpose.  
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