



**SOLD**

## ALL OFFERS CONSIDERED!

Unique and rare to find a quality residence quite like this one! A generous Dale Alcock designed home where you can enjoy the best of lifestyles and on 2501sqm lot in a picturesque landscape setting adjacent to the Peel Inlet, near boat ramp and ocean just minutes away, what an array of aquatic hobbies to be enjoyed! There is a host of features in this property offering the astute purchaser a unique opportunity to renovate/update and add value for the future with a perfect location just moments to both Halls Head forum & Erskine shopping centre, Bunnings and within 10 Minutes on Mandurah's bustling CBD. Don't wait for a home open, call me now on Mob: 0449866627 and take a walk with me today.

You will love the massive shed/workshop with 3 phase power spanning 16m x 7.5m with a full-length lean-to of 16m X 4.5 approximately for additional undercover storage or a great outdoor games area with room for a pool a bonus. Ideally set on a corner lot you have the benefit of dual access for the boat & caravan with the separate driveways which can offer the potential to run a business from home if desired or simply store all your toys, boat, caravan, excess cars.

The stylish and extensive perimeter fencing of limestone blocks & infills along with three heavy-duty access gates for a number of access points (which can be converted to electronic if required) and having cost the owner close to \$80,000 is an exceptional bonus and only a few years old. The home has recently been freshly painted, new window treatments and newly carpeted. New fitted café blinds to the alfresco area overlooking the established and colourful array of rose bushes and lush landscaped gardens, lawns all of which are fully reticulated for low care.

Internally the home is large and offers a great opportunity to astute buyers to update and add their own personal touches and create the home of their dreams. Currently, there are timber floors to the front formal living and dining room whilst the master bedroom is ideally positioned at the front of the home and comes complete with oversize walk-in wardrobe with wheelchair friendly ensuite fitted with a shower, corner spa, vanity and separate toilet.

The centrepiece open plan kitchen, dining, living & games will accommodate even the largest of families and provide enough space to play host and be the consummate entertainer. With soaring ceilings and ample kitchen bench space, gas cooking, fridge freezer recess, walk-in pantry and shoppers entrance.

**4 BED | 2 BATH | 6 CAR**

**PRICE:**  
\$530,000

**OPEN FOR INSPECTION:**  
N/A



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