

## FOR SALE

### BOLD PARK PRECINCT | LUXURIOUS RENOVATED HOME | WALK TO PRIMARY SCHOOL & BEACH

Bold Park Precinct  
Luxurious Renovated Home  
Walk to Primary School & Beach

Shore | Countdown  
Absolutely all offers presented by 5pm Wednesday May 21  
Seller reserves the right to sell prior. WILL BE SOLD.

Situated halfway up Mount Kenneth in The Bold Park Precinct between City Beach Primary School and the 1019 acres of virgin Tuart forest surrounding Reabold Hill. This unique and special pocket within City Beach feels like Bold Park never stopped and they just dotted the homes in amongst the trees.

Stroll effortlessly to City Beach Primary School and immerse your family amongst one of the most amazing local communities that you are sure to feel a part of instantly! Such a wonderful environment to create great education opportunities for your kids, and lifelong friendships and community connections for the whole family.

Stroll effortlessly straight down the hill to the main beachfront. City Beach has a massive 5km of ocean frontage but it is this main central activity node with our two rock groynes, the surf clubs, early morning swims and coffee, the best surfing, the best fishing, exercise groups and the cafe strip where you can meet up with friends and family for a meal or a drink. Such a thriving beachfront activity zone and the heart and soul of what it means to live in this suburb.

Exercise daily on the bush trails throughout Bold Park or walk to a show at The Quarry Amphitheatre with your family. There are so many "on foot" options when living here.

This one owner since new home was built by the current owners in 1987. Around 10 years ago they spent \$700,000 on an extremely sophisticated high-quality renovation under the direction of renowned architect Mitch Hill and Designed Elaine McElroy. Elaine drew on the inspiration from

4 BED | 3 BATH | 4 CAR

PRICE:  
Shore | Countdown All Offers By  
May 21

OPEN FOR INSPECTION:  
N/A

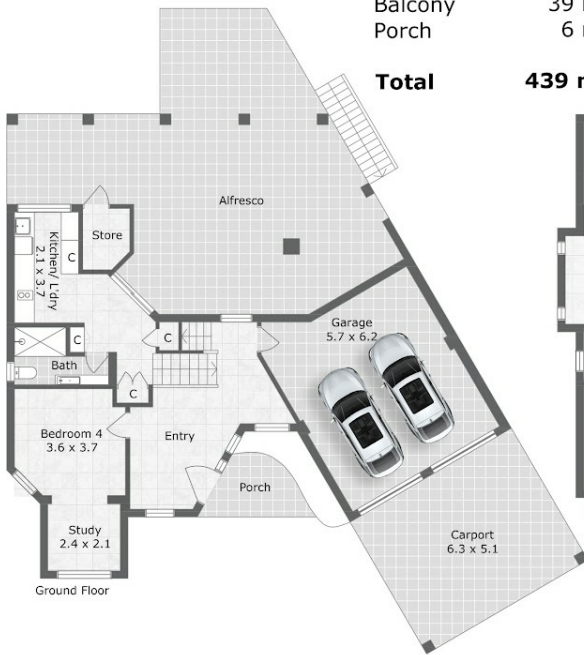


**Scott Swingler**  
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Shore Property

### Approximate Areas:

Ground Floor	78 m <sup>2</sup>
First Floor	201 m <sup>2</sup>
Alfresco	83 m <sup>2</sup>
Carport	32 m <sup>2</sup>
Balcony	39 m <sup>2</sup>
Porch	6 m <sup>2</sup>

**Total 439 m<sup>2</sup>**



### 6 Takari Cr, City Beach WA 6015

FINESSE

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