3 LISSON CLOSE, MOUNT CLAREMONT, WA, 6010









SOLD

A LIFESTYLE BUILT AROUND SPACE, SUNSHINE AND SEAMLESS ALFRESCO LIVING

2019 Coast Homes Built Home with Versatile Floor plan; Multi-purpose room, Home Office and Sitting room and with the Master Bedroom on the ground floor.

This exceptional Mount Claremont residence blends modern sophistication with warm, inviting comfort throughout its beautifully designed interior. Light-filled living spaces flow effortlessly into a sleek, contemporary kitchen, crafted for both everyday ease and elegant entertaining. A tranquil upper-level living area opens to a private balcony, capturing leafy neighbourhood views and gentle breezes. The expansive outdoor alfresco area further enhances the home's lifestyle appeal, offering a stylish setting for year-round gatherings, with a Vergola to control the elements.

The open-plan kitchen, dining, and living area forms the heart of the home, featuring hybrid flooring and twin sliding doors that open out to the expansive outdoor entertaining area. The contemporary kitchen offers a spacious island bench, quality appliances, and plenty of storage, including a scullery, making everyday living a breeze.

Positioned in one of Perth's most sought-after suburbs, the home enjoys outstanding proximity to lush parks, Montgomery Hall, Lake Claremont, and the pristine shores of Swanbourne Beach. Nearby, Bold Park's walking trails, Perry Lakes, and Perth HPC offer a variety of recreation options. Everyday convenience is assured with nearby transport links, medical facilities, and exceptional shopping at Claremont Quarter. Prestigious education is aplenty, with Shenton College, John XXIII College, Mount Claremont Primary School, Christ Church Grammar School, Scotch College and Methodist Ladies' College all within easy reach.

Designed for those who value calm, comfort and community, this residence brings every element of premium living effortlessly together, via a very versatile floor plan.

What we love about this property:
• Easy care home on 478 sqm green title block on quiet cul-de-sac
• Build area of 397sqm (incl. alfresco, garage & porch, but excluding the courtyard)
• Versatile floor plan with master bedroom on ground floor with walk in robe and ensuite, plus a Guest bedroom on the first floor with its own walk-in robe and ensuite

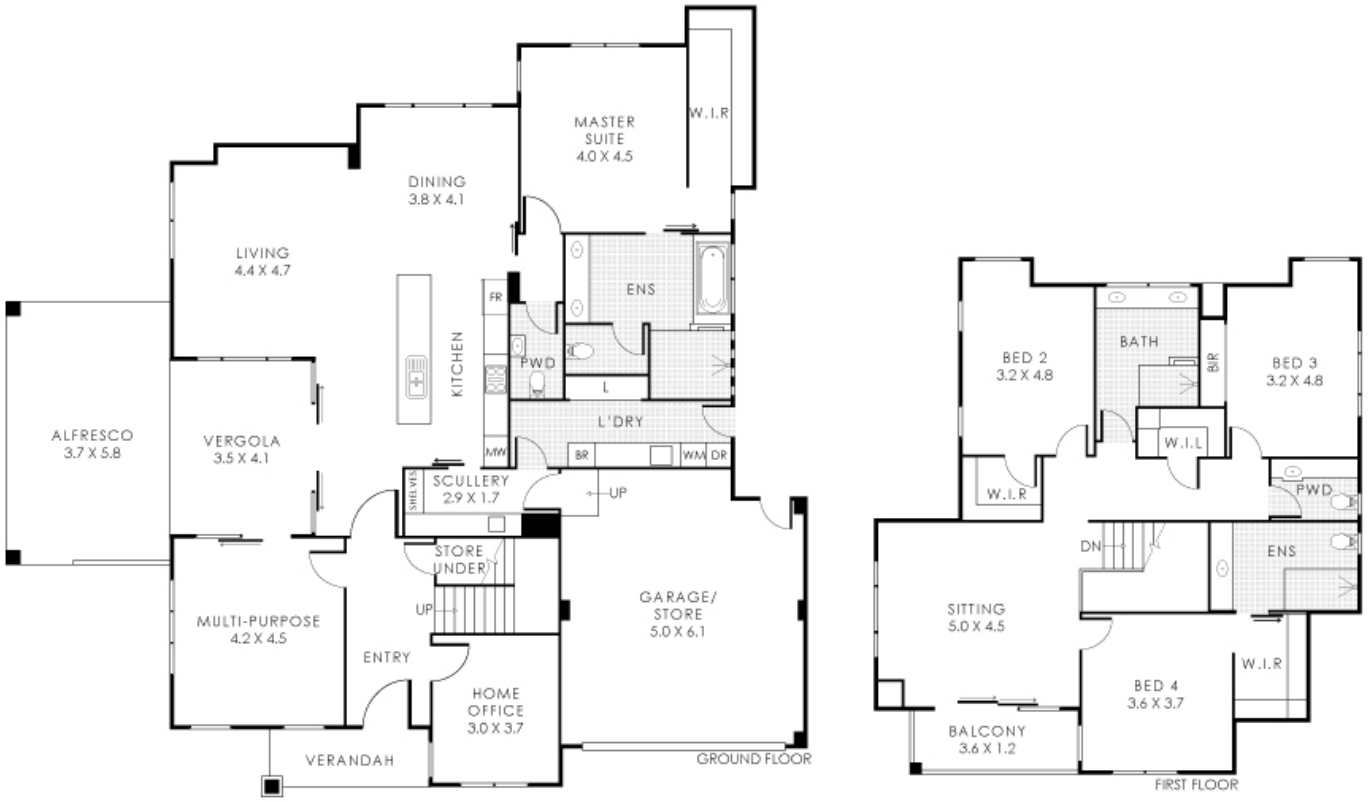
4 BED | 3 BATH | 2 CAR

PRICE:
$2,980,000

OPEN FOR INSPECTION:
N/A



Roy Landless
0466256444
roy.landless@atrealty.com.au
www.atrealty.com.au





Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

Residence	317m²	Verandah	6m²	Balcony	6m²	Alfresco	26m²	Garage/Store	42m²	Vergola	14m²

Total Area 411m²

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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 always account for wall thickness, roof and eave overhangs. Client must satisfy themselves as to the accuracy for any error, omission, misrepresentation or misuse of any information contained herein. Not to be used for any other purpose.
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