

# 1 First Avenue, Shoalwater, WA 6169

THE AGENCY

## House For Sale

Saturday, 20 April 2024

1 First Avenue, Shoalwater, WA 6169

Bedrooms: 3

Bathrooms: 3

Area: 834 m2

Type: House



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## Offers in the Low \$1 Million

Step into the unique charm of this custom-built, Victorian-style home located just 575 meters from the beach, in the scenic surroundings near Shoalwater Marine Park. Perfect for families and creative individuals, this three-bedroom property boasts a distinctive character and thoughtful layout. The home features a stunning master suite with a large parents' retreat with French doors that open onto a patio and sitting area. Each of the two additional bedrooms is generously sized, complete with ensuite bathrooms and personal outdoor access, enhancing privacy and convenience. The expansive loft space is versatile, ready to be transformed into a private studio or to accommodate a growing family. Interiors are highlighted by beautiful jarrah flooring and decorative glass features that enhance the home's vintage appeal. The layout includes a huge entertaining patio, perfect for gatherings, and a large, powered workshop equipped with 3 phase power and side access, catering to hobbies or storage needs. There is also a potential front access, ideal for storing a boat or caravan.

**Property Features:**

- Master bedroom with large parents' retreat and French door access
- Two Massive minor bedrooms, each with an ensuite and outdoor access
- Fantastic loft space for a private studio or additional bedrooms
- Beautiful jarrah flooring throughout
- Decorative glass features and raw, stylish character throughout
- Huge entertaining patio
- Large, powered workshop with 3 phase power
- Potential front access for a boat or caravan
- Walking distance to Shoalwater Marine Park and aquatic playground

This property is an excellent opportunity for those seeking a home full of style and personality, near the beach and local attractions. Don't miss out on creating your dream home in this sought-after coastal area. Call for a private inspection at 0450 022 808.

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