

10 Carnoustie Gardens, Meadow Springs, WA 6210



Sold House

Saturday, 23 December 2023

10 Carnoustie Gardens, Meadow Springs, WA 6210

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 621 m²

Type: House



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\$511,000

Run, don't walk! This property will be in high demand. Call Michele Emmerson- Law on 0438 598 984 for your private viewing. This charming home is positioned in a sought-after cul-de-sac location, offering both privacy and a sense of community. The elevation of the block positions it to catch the summer breezes and enhances the sense of privacy. Situated in popular Meadow Springs, the location couldn't be better, with easy access to Meadow Springs Shopping Centre for all your retail needs, the new Lakelands Train Station for convenient commuting, and excellent schools for your family's educational requirements. In particular, Frederick Irwin College is within walking distance, and a range of other schools are also nearby. Meadow Springs also provides public transport and recreational facilities including the popular Quarry Park and Meadow Springs Golf and Country Club. It is also only a short drive into the centre of Mandurah and to many lovely beaches. The home will be of interest to couples, families, downsizers and investors. You are welcomed inside through the first of two living areas, which then flows through into the kitchen/dining and second living space. This area is perfect for entertaining and provides views of and access to the rear garden through the patio. From the kitchen, a hallway leads to the main bedroom suite, complete with walk in wardrobe and ensuite bathroom. At the other end of the corridor, there is a shoppers entrance door leading to the garage and workshop. Located on the other side of the kitchen/dining area are the two minor bedrooms, main bathroom and laundry. The rear garden is large with plenty of room for children to play or pets to run around in, and could be further developed in a variety of ways. It is secured by gates leading to the front garden. This home is packed full of desirable features!! Just some of these include:

- Large 621m² block
- Solidly built brick home built in 1994
- Elevated from road
- Cul-de-sac location
- Front verandah with feature portico under main roof
- Glass panel sidelights to lovely entrance door
- Security screens to windows and sliding doors
- 3 bedroom, 2 bathrooms
- 3 x Reverse cycle air conditioning split systems, one in each bedroom
- Kitchen area with plenty of benchspace, cupboards and pantry
- 900 ml gas cooktop, oven and rangehood
- Separated living areas
- Master bedroom with walk in robe and ensuite
- Ceiling fan and reverse cycle air conditioning in master bedroom
- Double build in wardrobes to bedroom 2
- Lovely feature period light fittings in living areas
- Single garage with additional storage/workshop space
- Rear patio off kitchen/dining area
- Large enclosed back yard area
- Gas Storage HWS

Approximate Outgoings Include:

- Council rates: \$1850 per annum
- Water rates: \$1200 per annum

This home has so much to offer! Viewing is a must and the location and potential will exceed your expectations. Secure this opportunity by calling Michele Emmerson-Law on 0438 598 984 to make a time for your exclusive viewing. #sauvageagency #wesellthebesthomes #teamworkmakesthedreamwork

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