

# 11 Kybra Street, Falcon, WA 6210

Mandurah

## Sold House

Monday, 14 August 2023

11 Kybra Street, Falcon, WA 6210

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 1000 m2

Type: House



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**\$680,000**

Welcome to the ideal Real Estate gem in extremely sought after beach-side suburb of Falcon. Beautifully presented large 4 bedroom, 2 bathroom, 2 car garage home that promises to fulfill all of your desires. Nestled on a big 1000sqm block, reticulated via a bore, this meticulously designed property is a haven of tranquillity and style, perfectly located close to schools, local shops and the breath-taking beauty of nearby beaches. As you step inside, you'll be greeted by a warm and inviting atmosphere, enhanced by the abundant natural light flooding through the large windows. The spacious 2 living areas provide ample room for relaxation and entertainment, ensuring you have the perfect setting to create unforgettable memories with your loved ones. One of the stand-out features of this property is the below-ground pool and spa. Imagine taking a dip in the crystal clear waters on a hot summer's day or indulging in a rejuvenating spa session after a long day at work. Whether you seek a refreshing swim or a serene soak, the pool and spa offer a touch of luxury and a private oasis right in your backyard. To ensure comfort all year round, the home is equipped with ducted reverse cycle air conditioning. With a simple touch of a button, you can effortlessly adjust the temperature to create the ideal environment for any season. Say goodbye to uncomfortable nights or sweltering summers; this home guarantees your comfort and relaxation at all times, and no need to worry about your power bills as you have solar panels for energy efficiency helping your carbon foot print. The heart of any home is its kitchen and this property boasts a large kitchen that is sure to inspire your inner chef. The sleek counter tops, island bench with breakfast bar and endless storage space make preparing meals a joyous experience. Whether you're hosting a dinner party or simply cooking for your family, all of this overlooks your large open-plan meals & family area with raised ceiling. Your 2nd living area is located at the front of the home with formal dining just perfect for large study and formal lounge/theatre room to watch movies with the family. The king-sized master bedroom is away from the minor bedrooms for privacy, stunningly renovated ensuite tiled to the ceiling, large double head shower, and you will never be short of robe space with an extra-large hers walk-in robe which could easily be used as a nursery + a separate His walk-in robe!! Bedroom 2 is also king-size with double robes & mirror sliding doors, bedroom 3 queen-size also with double robes & mirror sliding doors, bedroom 4 queen size, the family bathroom also comes with a indoor spa. Beyond the walls of your dream home lies a lovely backyard just perfect for the little ones to run and play when they are not splashing and swimming in the pool, a place where you can enjoy the beauty of nature and create lasting memories with family and friends. The expansive outdoor space provides endless opportunities for recreation and relaxation. Whether it's a barbecue gatherings under your large outside entertaining area all overlooking your below ground pool & spa. A game of catch or a tranquil evening spent stargazing, the backyard is your personal sanctuary. In addition to the many outstanding features, this property's location is second to none. Situated in close proximity to bus stop, Falcon Primary schools, Shopping Centre, Cobblers Tavern & Restaurant, choice of boat ramps, beautiful swimming & surf beaches, you'll have everything you need within reach. The convenience of nearby amenities ensures that daily errands are a breeze and weekends are filled with leisurely activities. To put it short, this 4 bedroom, 2 bathroom home is a dream come true for those seeking a perfect blend of comfort, convenience and luxury, this property has it all. •☑Solar Panels•☑3 Phase Power Connected•☑Ducted Rev Cycle Air Con•☑Below Ground Pool & Spa•☑Large Outside Entertaining•☑Reticulation of a Bore•☑1000sqm block Don't miss the opportunity to call this place home, it's time to turn your dreams into reality. Call Team Goodwin today; Michael on 0417 927 159 or Christine on 0404 048 880. We look forward to hearing from you! This information has been prepared to assist in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Mandurah do not warrant or guarantee the accuracy of the information, or take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.