

12 Bruny Meander, Wandi, WA 6167

Regal Gateway

Sold House

Monday, 18 March 2024

12 Bruny Meander, Wandi, WA 6167

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 532 m2

Type: House



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\$904,000

This exciting ex - display home by Atrium Homes provides families with a practical and flexible layout that demonstrates superb zoning. All the elements that create the difference in a home are here - an attractive acrylic render façade, timber window sills, high ceilings, skirting boards and luxury finishes. In the kitchen, home chefs will appreciate the granite bench tops and AEG stainless steel appliances. The residence is designed to be luxurious whilst still offering a practical and comfortable family home with a total of 328 sqm under the main roof. A welcoming foyer with down-lit display recesses provides a fitting entry statement. A guest bedroom or study at the front of the home has a walk in robe and a recess for a dressing table. Glazed double doors then open to the spacious open plan dining, living and family area. This is where family and friends will come together to cook, eat, relax entertain and be entertained. At the heart of it all is the dream kitchen with an island bench perfectly placed to provide a casual gathering hub. An enclosed alfresco dining area, is ideally located to enhance the flow of indoor and outdoor living. The two children's bedrooms, each with built in robes, are at the rear of the home, close to the luxurious and contemporary family bathroom with separate shower and bath tub and finished in stylish tiling and sophisticated fittings. Upstairs, its adults only! A luxurious parents retreat takes the form of a modern hotel suite, with a big sitting room, which offers a peaceful haven away from the main living areas, and your own private kitchenette or bar. The master suite provides a genuine private retreat, and offers a generous walk in robe and a luxurious en suite with separate shower, double vanities, bath tub and separate toilet. FEATURES INCLUDE: • Ex-display home with quality fittings and fixtures throughout • 265sqm (approx.) of total living space • High ceilings, "trio" ceiling cornices and feature skirting boards • Ducted air-conditioning both upstairs and downstairs • Split-system air-conditioning to the 4th bedroom/study • 5.2kW solar power-panel system • Security-alarm system, down lights and more • Gas hot-water system • Two small garden sheds • Low-maintenance reticulated gardens • Easy-care 532sqm (approx.) block with extra verge parking space • Built in 2012 by Atrium Homes Council Rates: Approx \$3,000 per annum Water Rates: Approx \$1,268 per annum So put your hands together and applaud, for this home lacks for nothing and represents extraordinary value for money for families that appreciate true quality and style. Call Samantha on 0403 434 667 for more information. *Information Disclaimer: This document has been prepared for advertising and marketing purposes only. It is believed to be reliable and accurate, but clients must make their own independent enquiries and must rely on their own personal judgement about the information included in this document. Regal Gateway Property provides this document without any express or implied warranty as to its accuracy. Any reliance placed upon this document is at the client's own risk. Regal Gateway Property accept no responsibility for the results of any actions taken, or reliance placed upon this document by a client. Figures and information may be subject to change without notice.