

12 Merimbula Way, Secret Harbour, WA 6173



Sold House

Monday, 14 August 2023

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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 650 m2

Type: House



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\$820,000

BEACHSIDE BLISS: DISCOVER COASTAL LUXURY AT ITS FINEST Welcome to this coastal paradise located in the prestigious "Break" neighbourhood of Secret Harbour. Designed with modern luxury in mind, this 4-bedroom, 2-bathroom plus study & activity home offers a beachside retreat like no other. Let's delve into the exceptional features that set this property apart:

- Built in 2011, this house showcases impeccable craftsmanship and attention to detail, evident in its high-quality finishes throughout.
- Positioned on a generous 650 sqm block, this property offers a spacious outdoor area perfect for both leisure and low-maintenance living.
- Boasting a living area of 242 sqm and a total area of 309 sqm, there is an abundance of space for comfortable living and entertaining.
- Enjoy year-round comfort with the convenience of reverse cycle ducted air conditioning, allowing you to adjust the temperature to your preference.
- The solid marri timber flooring adds a touch of elegance and warmth, enhancing the overall aesthetic of the interior.
- Welcoming you with grand double doors equipped with security screens, this home offers both security and a warm entryway.
- Benefit from the energy-efficient 14 solar panels with a 3.5 kW inverter, reducing your carbon footprint and energy costs.
- Indulge in the separate theatre room, complete with a projector and screen, providing the perfect setting for movie nights.
- The tastefully renovated kitchen features stone waterfall edge benches, a dishwasher, 900mm freestanding oven, coffee station, and a pantry, combining style and functionality as the heart of the living space.
- The activity room offers additional space for relaxation or recreation, while the large separate study can serve as a private workspace or a formal dining area—a truly versatile space.
- Retreat to the luxurious master bedroom with its recessed ceiling, walk-in robe, and renovated ensuite featuring a bathtub, creating a serene escape within the home.
- Embrace the charm and warmth of a cosy wood fire, perfect for colder evenings or creating an intimate atmosphere.
- The inviting inground pool, equipped with spa jets and solar heating, invites you to relax and enjoy a refreshing oasis during the summer months.
- The outdoor entertaining area, complete with a timber-lined ceiling and a built-in BBQ area with a smoker, overlooks the sparkling pool, providing a perfect space for gatherings.
- Both the front and rear yards feature artificial lawn, minimizing maintenance while maintaining an attractive and usable outdoor space.
- Enjoy ample storage options, including storage space to the side of the garage and an additional lean-to area at the rear.
- Situated in a prime location, this home offers proximity to amenities, schools, shopping, parks, and the stunning coastline.
- Families will appreciate that this property falls within the sought-after catchment area for Comet Bay Primary School and Comet Bay College.

To learn more about this exceptional coastal house, get in touch with exclusive listing agents Clarissa Alsop or Cass Levitzke. Don't miss this incredible opportunity to own a remarkable property and experience the epitome of beachside living. Property Code: 233