

# 13 Newman Way, Binningup, WA 6233



## House For Sale

Tuesday, 28 November 2023

13 Newman Way, Binningup, WA 6233

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Area: 855 m2**

**Type: House**



Ruth Nandapi  
0419955965

## Offers above \$499,000

If ocean views are your weakness, be sure to check out the impressive vistas from this lovely home in Newman Way. Built in 1981, this lovely home has recently been renovated and provides a sound option for a permanent home, holiday home or rental. Come inside the front door and you will find:

- Spacious tiled entry with built in storage.
- Fourth bedroom or perfect home office located at the front of the home with terracotta tiled floors, ceiling fan and large window overlooking the front of the property.
- Step down from the entry into the lounge complete with built in wood fire & wood box, mantelpiece to display the family photos, ceiling fan and large windows to capture a quick glimpse of the sea.
- The open planned living area is in the centre of the home which is filled with natural light from the sliding door and window in the kitchen. Elevated windows add to the feeling of space and create a light bright living space. There is plenty of room for both a dining and lounge area.
- The kitchen features a double built in electric oven, new electric cooktop, fridge recess & plenty of storage. Watch the sun slip down below the horizon and enjoy spectacular sunsets while you prepare your evening meal.
- The master bedroom is located at the rear of the home and has its own sliding door out to the back patio – jump out of bed and check the surf before heading down to the beach. This room is extremely spacious and has a wall of built in robes and a ceiling fan.
- The other two minor bedrooms are also at this end of the home – both with a single cupboard, ceiling fan, new vinyl flooring and a roller blind.
- The family bathroom has a fully screened shower, new vanity, bath and two large mirrors that create a feeling of space.
- A good sized laundry has lots of storage space, laundry trough & a separate toilet.
- With brand new floor coverings and fresh paintwork throughout, there is nothing left to do but move in!

The outside of the property is well suited to sea-side living with a double garage at the front of the home, a good sized patio complete with ocean views for entertaining and a large shed at the rear of the property. This property oozes relaxed beachside living - you will want to spend every day here, living a cruisy seaside existence.