

**14 Birkdale Place, Currambine, WA 6028**

**VIVID\***

**House For Sale**

Thursday, 11 January 2024

14 Birkdale Place, Currambine, WA 6028

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 806 m2**

**Type: House**



Jason Eldridge

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## Openn Negotiation

The Openn Negotiation (online auction) is underway and will take place: Tuesday 23rd January, at 6:00pm Registered Bidders – Current Bid \$1,000,000. Don't risk missing out, register today! Final bidding stage taking place at 6:00pm on Tuesday 23rd January 2024. Nestled in a quiet cul-de-sac boasting panoramic ocean views, this quality built 4 bedroom, 2 bathroom 'Artique Homes' family residence offers the epitome of coastal living on a grand scale. Perfectly positioned on an 806m<sup>2</sup> block and boasting 298m<sup>2</sup> of living, your family will fall in love the choice of multiple living zones both inside and out and the lifestyle this property offers. Step into luxury as you enter, greeted by polished timber floors, neutral tones and ornate cornices. The sunken formal lounge, a cosy retreat bathed in natural light, perfect for unwinding or hosting intimate gatherings leading through to the formal dining area adorned with vaulted ceilings, an elegant space designed for special occasions and creating lasting memories with loved ones. The thoughtfully designed study offers a quiet haven for work or study, ensuring productivity in a tranquil setting. Entertain effortlessly and enjoy those special family moments from your kitchen, perfectly positioned at the heart of the home. Combining functionality with style you will find an island bench at its practical centre, endless storage and stainless-steel appliances. The open-plan design seamlessly integrates the kitchen, dining, and living areas, designed to accommodate a family that loves entertaining, with soaring ceilings, split system cooling for summer and gas potbelly heating for winter. Upstairs you have the luxury of your own parents retreat leading to a spacious master bedroom with tranquil ocean views, split system air conditioning plus ceiling fan, walk in robe and balcony with stunning inland and ocean views. With three double sized additional bedrooms, this residence ensures ample space for the entire family. Modern conveniences, stylish finishes, and a touch of sophistication make this property a dream home for those seeking a perfect blend of luxury and practicality. The heart of this home is its expansive alfresco area, providing a picturesque setting for outdoor entertaining. Imagine balmy evenings spent with friends and family, sharing laughter and creating cherished moments. And for those warm summer days, cool off in the below-ground pool, surrounded by lush landscaping and tranquil fishpond, offering a private oasis in your own backyard. Experience the luxury of living just moments away from world-class beaches and within close proximity to Lake Joondalup Baptist College, Currambine Primary School, and the vibrant Joondalup shopping precinct. Don't miss the opportunity to call this meticulously crafted residence your own. Contact Jason today to arrange a viewing and discover the epitome of family living in Currambine. Built: 1999\*Land Area: 806sqm\*Council Rates: \$2,254 pa\* Water Rates: \$1,356 pa\*Approximate\*