

**140 Golf Links Drive, Carramar, WA 6031**



**House For Sale**

Friday, 3 May 2024

140 Golf Links Drive, Carramar, WA 6031

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 652 m2**

**Type: House**



Brett White  
0400952788



Cristina Botha  
0452524348

## Price Guide \$950,000 +

\*\*\* Offers Close By 1.00pm on Wednesday 8th May 2024. The sellers reserve the right to accept an offer prior to this date. \*\*\*Welcome to a sanctuary of elegance and luxury nestled in the coveted Golf Links Drive, Carramar. This distinguished residence offers a harmonious blend of lifestyle, quality living, and meticulous design, tailored for the discerning buyer who seeks nothing but the best. The home captivates with its impressive façade and offers additional parking for 2-3 cars, ensuring both convenience and great street appeal. A beautiful portico entrance opens through double doors into laminate wood floor hallway with 6 spotlight picture recesses exuding a world of luxury and sophistication. The king-size++ master suite is a luxurious retreat, featuring a spacious walk-in robe, glamorous ensuite with double vanity, spa bath, and a functional separate water closet with dual access to the passage. Go to the movies in your private Hollywood sunken theatre. A versatile Bedroom 4 is generously sized to serve as a single bedroom or an ideal office/study. Bedrooms 2 and 3 are generous Kingsize bedrooms ... affording family and friends a sanctuary of their own. Bedroom 2 is a semi-ensuite providing additional convenience and comfort. A well-equipped laundry comes with above and below bench cupboards, ensuring ample storage solutions. The glamorous family and meals living areas are the centrepiece of this 300sqm (approx.) home. This magnificent chef's deluxe gourmet kitchen has granite bench tops and features an island breakfast bar. Super-sized plumbed fridge recess, pendant lighting, dishwasher, 900mm SMEG oven and 2 double door pantries providing fantastic storage. The double garage features high ceilings, shoppers' entry, additional roof storage, and a convenient roller door leading to the backyard. The alfresco is an entertainer's dream, featuring decking, an extended patio, fan, and cafe blinds. The private backyard is adorned with a swimming pool, raised garden beds, and a charming, thatched gazebo, offering a resort-like ambiance. This home is super energy efficient! Benefit from instantaneous gas, solar power with 24 panels and a 6.6kW inverter, and ducted and zoned reverse-cycle air conditioning. A small garden shed adds to the practicality of this stunning property. Carramar, situated in the northern corridor of Perth, Western Australia, is a sought-after suburb renowned for its family-friendly ambiance and modern residential communities. Boasting a mix of tranquil residential streets and bustling amenities, Carramar offers residents a balanced lifestyle enriched by lush parks, quality schools, and convenient shopping centres. A standout feature of this community is the prestigious Carramar Golf Course, a beautifully maintained course that attracts both avid golfers and those seeking leisurely outdoor activities. With its manicured greens and serene surroundings, the Carramar Golf Course adds a touch of elegance to the suburb, making it a favourite destination for both residents and visitors alike. Combining natural beauty with urban convenience, Carramar presents an appealing option for homebuyers looking for a peaceful yet vibrant place to call home. Don't miss this rare opportunity to own a piece of paradise where every detail has been thoughtfully considered. Embrace the ultimate feeling of holidaying at home in this exquisite Carramar residence. Contact us today to arrange your private viewing.