

15 Mayfield Road, Safety Bay, WA 6169

Harcourts

Sold House

Saturday, 24 February 2024

15 Mayfield Road, Safety Bay, WA 6169

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 692 m2

Type: House



Peter Padovan

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\$809,000

*** UNDER OFFER *** If location is important to you – then 15 Mayfield Road is a Must See. It Doesn't Get Much Better Than This. Nestled on a generous 692m² block in a cul de sac overlooking the Noel France Reserve and only 1 minute from the Safety Bay Foreshore and the sandy white beaches and the sparkling blue waters of the Indian Ocean. This stunning home has been totally renovated and transformed into a seaside chic masterpiece. The use of natural light, contemporary tones, complimentary fixtures and fittings have all aligned beautifully creating an alluring light, bright seaside chic ambience throughout the entire home. In a nutshell, the home offers 3 sizable bedrooms, a beautifully presented bathroom, spacious lounge, defined skylit dining area and a very impressive and roomy kitchen with plenty of storage options and preparation space. Outside there are front and rear covered outdoor living and entertaining spaces, a massive powered workshop with drive through access to it and plenty of lawned and covered spaces to occupy children and pets for hours on end. Perfectly maintained, beautifully presented and with no extra investment required, 15 Mayfield Road presents a rare and affordable opportunity for First Home Buyers to acquire and an affordable property in a prime seaside location. Empty Nesters looking to downsize to a low maintenance quality home, with a workshop to tinker in, a stunning home to entertain in and a beautiful nearby beach to swim, sunbake, surf, kite or simply relax in. Alternatively, 15 Mayfield Road would represent a prudent, profitable and low maintenance addition to any investment portfolio. Note: "For a video walk through text Peter Padovan on 'WhatsApp' 0414 985 256 and nominate the property address." Bonus Features: - Totally Renovated – From Ceiling To Floor. - NEW Vinyl Plank Flooring – Tiles To Wet Areas – Appliances – Fixtures + Fittings - Ducted Air Conditioning - Powered Workshop - Gas Hot Water - Bore + Reticulation Features of the Home: - Enter home from decked front pergola through double glass doors - Lounge - overlooking the front gardens and Noel France Reserve beyond, this spacious room features a stunning bulkhead ceiling, wall shelving and TV point - Dining - features a skylight and is a defined area leading from the lounge and adjoining the kitchen. - Kitchen - this approved and expansive addition to the home is filled with natural light and provides views over the pergola and outdoor living and entertaining area to the side and opens via double glass doors to the rear. This amazing spacious and light filled area will naturally and quickly become the very heart of the home. NEW appliances include a Westinghouse 900mm electric fan forced stove with 5 burner top and rangehood ensemble. There is a fridge recess, large double pantry and ample bench and preparation space and cabinetry. - Master Bedroom - overlooks the front gardens and Noel France Reserve and features a second stunning bulkhead feature and full wall of robes. - Bedrooms 2 + 3 - are both queen sized with bedroom 2 overlooking the front and bedroom 3 overlooking the rear gardens. - Bathroom - is beautifully renovated featuring a separate shower, bath and vanity with storage. - Laundry - opens to the rear and includes a bench and separate WC. - Walk In linen cupboard is positioned in the hall between the bathroom and laundry. Outdoor Features: Front: - Garage - is double size (in tandem) with a high access roll a door, drive through access to the workshop and shoppers entrance to the kitchen. - Parking - there is driveway parking for an extra 3 vehicles. - Front - the decked pergola adjoins the lounge via double glass doors providing an easy indoor/outdoor flow and a comfortable sitting area overlooking the children's play equipment in the Noel France Reserve. - Garden - includes a lawned area and small border gardens with hardy waterwise shrubs. Rear: - Pergola - is paved and overlooks the rear gardens. - Workshop - is powered and has a concrete floor, fluoro lighting and double roll a doors. - Access - there is drive through access from the front to the workshop. - Garden - includes several fruit bearing trees and provides plenty of lawned area for children and pets to securely run and play. - Bore and Reticulation. Locations: 15 Mayfield Road is centrally and very conveniently located within only minutes of the most frequented local services, amenities and attractions. - Safety Bay Foreshore - 1 minute drive – 4 minute WALK. - Star Of The Sea Early Learning Centre - 6 minute drive. - Sunshine Child Care Centre - 4 minute drive. - Nippers Child Care Centre - 3 minute drive. - Safety Bay Primary School K-6 - 3 minute drive. - Star Of The Sea Primary School PP-6 - 6 minute drive. - Bungaree Primary School K-6 - 6 minute drive. - Malibu School K-12 - 4 minute drive. - Safety Bay Senior High School 7-12 - 4 minute drive. - Rockingham Senior High School 7-12 - 7 minute drive. - Neighbourhood Shopping Market Fresh + IGA - 4 minute drive. - Bayside Shopping Centre + IGA - 3 minute drive. - Pengo's Seaside Cafe - 4 minute drive. - Capricorn Sea Kayaking - 4 minute drive. - Safety Bay Bowling Club - 4 minute drive. - Safety Bay Tennis Club - 3 minute drive. - Shoalwater Islands Marine Park - 4 minute drive. - Safety Bay boat ramp - 2 minute drive. - Wildlife Encounters Dolphins, Sea Lions + Pelicans - 4 minute drive. Given the prime seaside and park side position, the totally and beautifully renovated home and it is convenient and very central location – it is clear that 15 Mayfield Road will create a lot of interest in the marketplace and is expected to sell quickly. To avoid

disappointment, put 15 Mayfield Road at the top of your 'Must See List' and be first to visit the Home Open so you don't miss your opportunity to 'Make It Your Own' You are always welcome to contact 'Peter Padovan 0414 985 256' if you would like further information regarding this very impressive property.