

# 16 Blackboy Court, Woodridge, WA 6041

## House For Sale

Thursday, 15 February 2024



16 Blackboy Court, Woodridge, WA 6041

Bedrooms: 5

Bathrooms: 3

Parkings: 1

Area: 3 m2

Type: House



Peter J Turner  
0895612728

## FROM \$799,000

With Two Homes !! Horse Options Available !Tucked away in the heart of Woodridge, down a quiet cul de sac, offering a Lifestyle that is sought by many but rarely found. Not only does it have 7.48 Acres, but also two separate homes! The 195sqm two storey timber and Colorbond family home features a whole upper level 60sqm Master retreat with massive walk-in robe, carpeted throughout and a well-appointed ensuite. There are double sliding doors opening onto a 13sqm private balcony ideal for star gazing while enjoying a wine or beer at the end of the day. The lower level with bamboo laminated floors, has a central lounge, dining area and galley style country kitchen with large walk-in pantry. The whole area has zoned reverse cycle air-conditioning, and recently installed downlights and ceilings fans. There are two good sized bedrooms one with BIR, one bathroom/combined laundry and a separate WC.The large family home is set amongst well established and mature reticulated gardens.The second standalone 105sqm single level home has two separate bedrooms, the main bedroom with built in robes and wall mounted split air-conditioner. A bathroom, laundry, and dual access living area opens onto a full length covered timber decking that leads to the large carport under the main roof. A well-appointed corner kitchen is part of the informal living areas which has a reverse cycle wall mounted split air-conditioning system. This small home can be rented out to non-related family members if required.A compliant below ground fibreglass salt swimming pool with fencing and alfresco entertaining area are shared between the two homes. The mature trees, plants and extensive palms are scattered throughout this rambling property with paths and established driveways to most areas. The property has an established fully reticulated grassed arena area with several designated grassed and fenced paddocks, including 3 separately fenced white sand night yards. These are ready for the introduction of 2, maybe 3 horses. There are additional buildings and structures that could be used for horticultural, hobby interests or general storage, one even has a fully operation shower, vanity and WC centrally located within the gardens for family or guests to use.Features; Solarhart Heatpump HWS.7.5kw roof mounted solar PV panels and inverter.Established fruit trees.Onsite bore operating extensive reticulation system.Scheme water is connected to the property. 2 Sea Containers will remain with the property.Call Peter J Turner 0412 912 612 to view today!Disclaimer: The above information has been provided by sources we deem to be reliable. We do not accept any responsibility to any person for its accuracy. All interested parties should rely upon their own enquiries in order to determine the accuracy of this information.