

**16 MossPaul Close, Duncraig, WA 6023**



**House For Sale**

Friday, 5 April 2024

16 MossPaul Close, Duncraig, WA 6023

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1139 m2**

**Type: House**



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## Auction, 4 May @ 11am

Auction, 4 May @ 11 am Home opens will commence weekend of 13th times TBC and will be online next week. What we love. Nestled in South Dun Craig on Moss Paul Close, a quiet cul-de-sac location surrounded by parkland, open spaces and great schools lays this potential-filled home on a huge 1139sqm approx block, waiting for you to make it your own. A solid brick home with a family-friendly floorplan in place, boasting over 350 sqm of living, with space to grow from tots to teens and years beyond, from the multiple living areas, games room, home office/5th bedroom, master suite, three additional unusually large bedrooms, two bathrooms, laundry and ample storage present, to that sprawling back yard with all the retaining taken care of, with fresh newly landscaped lush lawn area, entertaining zone and sparkling pool, this is one for the whole family to enjoy. Let's take a look at that all-important location. Here, you are within walking distance of Poynter Primary for the daily drop-off, Percy Doyle for a kick-a-bout or to take the dog for a stroll, and Karrinyup Shops, the golf course, and our beautiful coastline. It ticks all the boxes. What to know. We can't surpass its sheer size and opportunity—an unheard-of 1139 sqm approx. block to make your own, with lush lawns, a sparkling saltwater pool, and side gate access for secure boat, caravan, or trailer parking. Stepping inside its family-friendly layout leaves you wanting more. The formal living and dining area creates a relaxed ambience, and a bi-fold door connects to the outdoor entertaining area. Here, you can relax, dine, and connect while the kids enjoy a full range of the lush lawn area before taking a splash in the inviting pool to cool off. Take the elevated area with views of the treetops to dry off before sunset. Back inside, the functional kitchen has space to get creative, with an additional living and games room close by. There are also multifunctional rooms that could even be opened up to create a huge open-plan area. At the front of the home is a good-sized home office or fifth bedroom and a relaxed master suite with a door out to the patio, giving direct access to the back garden. The suite is complete with built-in robes and an ensuite. Beds two, three, and four are at the rear of the home and more spacious than your traditional Dun Craig home, all with built-in robes, sharing the main bathroom with a corner spa bath, shower, vanity, and separate toilet. The convenient laundry offers more storage and easy outdoor access. 16 Moss Paul Close is a great family-friendly home with space for your imagination to create the home of your dreams on a huge footprint to enjoy for years to come. Features include, but are not limited to; • Solar panels • Ample storage • Bi-fold doors • Skylights • Saltwater Pool • Bore reticulation • Ducted air-con • Fully tiled bathrooms with heat lamps • Freshly landscaped garden • New instant hot water system • Huge 1139 sqm block