

17 Itchen Loop, Butler, WA 6036



House For Sale

Friday, 24 May 2024

17 Itchen Loop, Butler, WA 6036

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 562 m2

Type: House



Adam Laurie

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From \$649,000

Nestled directly opposite the serene Marchwood Park, this stunning 4-bedroom, 2-bathroom family home offers a perfect blend of comfort and convenience. Situated on a high-quality corner block, the property boasts a spacious kitchen equipped with modern appliances, flowing seamlessly into the expansive living and dining areas. Whether you're hosting dinner parties or enjoying a quiet family meal, this home provides the ideal setting. Additionally, a separate theatre room invites you to unwind with your favourite movies, while a versatile studio space can accommodate a home office or creative pursuits. Each bedroom is generously sized, ensuring everyone in the family has their own personal retreat. This exceptional residence is perfectly positioned just moments away from local schools, bustling shopping centres, and a variety of charming cafes and restaurants. For those who love the outdoors, the pristine local beaches and the vibrant Mindarie Marina are only a short drive away, offering endless opportunities for relaxation and recreation. With its prime location and superb amenities, this home is a rare find that combines modern living with the natural beauty of its surroundings.

KEY FEATURES- Premium corner block location directly opposite a beautiful park, just moments from local schools, trendy cafes/restaurants, and bustling shopping centres. A short drive will take you to pristine local beaches and the vibrant Mindarie Marina, making this the perfect location for both convenience and leisure.- Expansive kitchen featuring elegant stone benchtops and modern appliances, perfect for culinary enthusiasts and family gatherings.- Open-plan kitchen, living, and dining areas designed for a seamless and spacious flow, ideal for entertaining and everyday family life.- Generous home theatre/games room providing the ultimate entertainment experience for movie nights and sports events.- Versatile studio space that can easily be converted into a study, home office, or activity zone to suit your lifestyle needs.- Luxurious king-size main bedroom complete with a large walk-in robe and a private ensuite bathroom, offering a personal retreat for relaxation.- Generously sized additional bedrooms designed to comfortably accommodate family members and guests, ensuring everyone has their own space.- Double garage with a convenient shopper's entrance directly into the house and roller door access to the backyard, enhancing practicality.- Fresh interior paint touch-ups and brand-new carpet installations throughout, making this home move-in ready and perfect for its new owners.- Solar panels to help reduce your environmental footprint.- Ducted evaporative air conditioning providing year-round comfort throughout the home.- Alarm system for enhanced security and peace of mind, plus a security camera.- Solar hot water system with booster, ensuring a reliable and eco-friendly hot water supply.- Outdoor alfresco entertaining area with plenty of room for children and pets to play in the spacious back garden, perfect for family barbecues and outdoor fun.