

# 170 River Way, Salter Point, WA 6152

## House For Sale

Wednesday, 10 January 2024



170 River Way, Salter Point, WA 6152

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 6**

**Area: 967 m2**

**Type: House**



James Priestly  
0447120125

## End Date Sale

For Sale via an End Date Sale Campaign - All offers must be submitted by 5pm Monday the 5th Feb 2024 (Seller reserves the right to sell prior) As you approach this unassuming facade, you might never guess the expansive home that lies within boasting sweeping river views from almost every vantage point and set on a sprawling 937sqm. Once you walk through the large double-door entry you are immediately drawn to the main lounge where you are greeted by stunning river views. These amazing views extend through to the kitchen and meals area, and the master bedroom, but the best views are enjoyed from the expansive entertainer's balcony. An extension of the home's main living areas, the balcony enjoys direct access from each of the lounge rooms, meals and master bedrooms. With cleverly placed café blinds, a ceiling fan, and a portable wood-fired oven, you have found an entertainers' paradise with an incredible outlook and is sure to be the setting of your fondest memories. Moving through the upper floor, you will find the substantial master suite with WIR and ensuite bathroom, two further large bedrooms and the main bathroom. On the lower level, you will find a sizable laundry and utility room that leads to an incredibly versatile space with its own private access which could be utilised for any number of purposes. A teens retreat, 4th bedroom, second lounge room, or home office, or use it to your financial advantage by renting it out, or as an Airbnb, the options are endless. All of this is surrounded by extensively landscaped gardens boasting established tropical plants and a Bali-style gazebo to relax in, and you will even find a fishpond and your own banana tree! Just moments from rolling parklands along one of our most peaceful and protected stretches of river and with unrivalled river views, this unique home offers flexibility and a selection of rare lifestyle opportunities. It's a paradise in an unbeatable location that you can make your own today. For more information, please contact James via the email option for a prompt response. Plans are also available upon request. Property Features: • Large 967sqm landholding • Unrivalled river views • Views from balcony, master, lounge, meals and kitchen • Expansive Paulownia-lined balcony • Portable Wood-Fire oven • Café blinds to balcony • Balcony ceiling fan • Kitchen/meals with granite finishes and pendant lighting • New appliances • Expansive master suite • Multiple living areas • Large laundry/utility room with 3rd shower • Versatile lower-level 4th bed/games/office/lounge • Split system air conditioning • High ceilings • Timber window frames • Gas fireplace • Extensively landscaped gardens • Gazebo • Double garage • 4 car carport • Ample visitor parking • Stroll to the river and parklands • Aquinas College moments away • Manning Primary School 1km away • St Pius X Catholic Primary School 1km away • Welwyn Avenue Shopping Centre less than 1km away • Nova Medical Centre less than 1km away • Waterford Plaza less than 2km away • Curtin University 2km away • Zoned R20 with Development potential