

**180 Lagoon Drive, Yanchep, WA 6035**

**Sold House**

Monday, 4 December 2023



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**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 602 m2**

**Type: House**



Tracy and Pam Mother Daughter Team  
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**\$900,000**

**UNDER OFFER** Built in 2016 by the Home Group, this exceptional two storey 284m<sup>2</sup> home with ocean views consists of 4 bedrooms, 2 bathrooms, media room and TRIPLE car garaging with drive through access on a 602m<sup>2</sup> block in sought after Ocean Lagoon Estate. Let's check out what else this property has to offer:

**LOWER LEVEL:**

- Lovely wide entry with ¾ timber and glass door and feature wall recesses in the entry hallway.
- Modern and stylish kitchen with sleek overhead cupboards, stone benchtops, servery window to the alfresco, walk-in pantry plus dry scullery, extra-large double fridge recess, freestanding cooker, gas cooktop with electric oven plus rangehood.
- Open-plan kitchen, dining and living area with sliders leading out to the alfresco.
- Incredible alfresco PLUS an extra patio with high peaked roof, an outdoor kitchen with cupboards and inbuilt BBQ.
- Separate media room with blackout blind and feature wall recess. Currently open, but could easily be closed in.
- Downstairs there are bedrooms 3 and 4 which are both queen-sized with double sliding built in robes.
- Main bathroom with bath, vanity and shower.
- Separate power room.
- Large laundry accessed via the scullery with linen cupboard.
- TRIPLE car garaging with drive-through access plus storeroom (new roller door to be installed on rear access).

**UPPER LEVEL:**

- Second living area at the top of the stairs with second linen cupboard and gorgeous ocean views.
- King-size master bedroom with amazing ocean views, feature lighting, walk-in wardrobe, open ensuite with a freestanding tub, double vanities, big shower and a separate WC.
- Bedroom 2 is also upstairs – this would make a perfect nursery or study.

**EXTRAS:**

- Understairs storage cupboard.
- Ducted reverse cycle air conditioning throughout.
- Wood-look laminate flooring to all high traffic areas and master bedroom, carpet to bedrooms 2, 3 and 4 and media and tiles in all wet areas.
- Instantaneous gas hot water.
- Beautifully landscaped gardens with all outdoor paths, driveway and alfresco are beautifully done in aggregate and feature composite decking.
- Extra wide driveway, fully paved in aggregate, to accommodate extra vehicles, or boat/caravan.
- Massive back yard with loads of room to add a future pool in a nice sheltered area.