

**186 Clyde Avenue, Baldivis, WA 6171**

ACTON

**belle**  
PROPERTY

**House For Sale**

Tuesday, 7 May 2024

**186 Clyde Avenue, Baldivis, WA 6171**

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 538 m2**

**Type: House**



Miles Walton  
0895502000



Jayden Lambert  
0895502000

## Mid \$600,000's

Step into your dream retreat nestled in the heart of Tuart Ridge Estate, Baldivis. This enchanting 4-bedroom, 2-bathroom home is more than just a house; it's a sanctuary for your loved ones. Upon entry, you'll be greeted by a thoughtfully crafted layout, tailored for family comfort and enjoyment. To your right lies the cozy theatre room, perfect for movie marathons or unwinding after a long day. On the left, the master bedroom beckons with its serene ambiance, complete with french doors leading to the front yard, allowing natural light to dance in, and a private ensuite bathroom for your relaxation. The heart of the home opens up to a seamless fusion of living, dining, and kitchen spaces, ideal for lively family gatherings or quiet moments together. The modern kitchen is a chef's delight, equipped with everything you need to whip up culinary delights effortlessly. Venture outside to the expansive backyard, where endless opportunities for outdoor entertainment and play await. With garage access directly to the backyard through a separate roller door, convenience meets functionality seamlessly, with ample room for a future pool or larger shed. In addition to the theatre room, this home boasts an activity room, providing extra space for children to play or for you to indulge in your hobbies. Plus, with 18 x 270-watt solar panels and a 4.2kw inverter, along with a massive 36sqm powered attic storage area, efficiency and organization are at your fingertips. Property Features: • Master bedroom with ensuite and walk-in robe • 3 additional bedrooms • 36sqm powered and sealed attic storage • 4.2kw Solar system • Backyard access through the garage • Reverse cycle air conditioning in the main living area Nestled amidst the beauty of Mentor Street Reserve and Barri Barri Park, outdoor adventures are just moments away. Stockland shopping center and a variety of schools are conveniently located nearby, ensuring ease and accessibility in your everyday life. Whether you're a growing family or an astute investor, this property offers an unparalleled opportunity to secure your future in the sought-after Baldivis area. Don't let this chance slip away - make your inquiries today and embark on a journey of cherished memories in your new Baldivis retreat! Nearby Primary Schools: • Makybe Rise Primary School (Government) • Rivergums Primary School (Government) • Mother Teresa Catholic College (Catholic) • Tranby College (Independent) Nearby High Schools: • Baldivis Secondary College (Government) • Mother Teresa Catholic College (Catholic) • Tranby College (Independent) INFORMATION DISCLAIMER: This information is presented for the purpose of promoting and marketing this property. Whilst we have taken every reasonable measure to ensure the accuracy of the information provided, we do not provide any warranty or guarantee concerning its correctness. Acton | Belle Property Mandurah disclaims any responsibility for inaccuracies, errors, or omissions that may occur. We strongly advise all interested parties to conduct their own independent inquiries and verifications to confirm the accuracy of the information presented herein, prior to making an offer on the property.