

2 San Polo Vista, Mandurah, WA 6210

SAUVAGE THE AGENCY

House For Sale

Wednesday, 20 December 2023

2 San Polo Vista, Mandurah, WA 6210

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 217 m2

Type: House



Renee Hardman

0861473452

\$1,390,000

Nestled in the coveted Mandurah Ocean Marina, where the lifestyle of your dreams awaits, this modern executive residence, built in 2017 by Aveling Developments, offers a unique opportunity to enjoy the ultimate coastal living experience. What sets this property apart is its prime location, with convenient access to the stunning Mandurah Marina, a vibrant assortment of cafes, restaurants, bars, cinemas, the Mandurah Boardwalk, and the picturesque foreshore. No need for a car here! One of the standout features of this property is its complete absence of strata fees, making it an even more appealing investment. As you explore this exquisite home, you'll quickly discover its numerous luxurious amenities and thoughtfully designed spaces. Upon entering, you'll be captivated by the airy and open floor plan that defines modern living. An added touch of sophistication is the private elevator, a rare feature that elevates this property above the rest. The first floor offers a stunning kitchen with a timeless color scheme and top-quality fixtures. It boasts stone benchtops, a generously sized island bench perfect for quick meals, strip lighting, a feature tile splashback, and ample storage space in drawers and overhead cupboards. This culinary haven seamlessly connects with the open-plan family room and dining area, which is bathed in natural sunlight. The space is equipped with reverse-cycle ducted air conditioning upstairs, split systems downstairs, and a gas bayonet for your comfort. Step outside to the expansive terrace alfresco, an ideal setting for hosting gatherings while enjoying a mesmerizing view of the canal and park. The tranquil atmosphere, accompanied by the soothing sounds of the surrounding birdlife, makes this home's lifestyle truly unique. Additionally, a media room with double doors and a recessed ceiling offers a cinema-like experience. The main bedroom on this level is well-appointed, featuring a private balcony and a spacious ensuite bathroom with quality fixtures, a double vanity, a separate toilet, a generous shower recess with double shower heads, and a vast walk-in robe. The convenience of a laundry chute leading to the downstairs laundry area adds to the functionality of the space. A powder room is also conveniently located at the top of the stairs. Moving to the ground floor, you'll find two well-designed bedrooms, each with its own courtyard, split-system air-conditioning, and built-in robes. The main bathroom on this level is a luxurious retreat, complete with a free-standing bath, a spacious shower, high-quality fixtures, and modern cabinetry. Ample storage solutions are integrated throughout the property, including a hallway with sliding white doors for privacy and a sleek, clean look. A designated computer nook provides an ideal workspace for those needing to work on the go. Another powder room is located near the main bathroom and minor bedrooms. The fully rendered garage offers extra length and height, along with a designated workshop area for your workbench and tools—an impressive feature for those who enjoy DIY projects. In conclusion, this property is a must-see for a wide range of buyers, from singles and families to retirees and FIFO workers. Its lock-and-leave convenience, combined with its exceptional location and luxurious amenities, make it an enticing opportunity that won't last long. Embrace the coastal lifestyle in the Mandurah Ocean Marina, where every day feels like a holiday. Call Exclusive agent Renee Hardman on 0413276869 for a private viewing.

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