

**22 Carpentaria Drive, Port Kennedy, WA 6172**

**Harcourts**

**House For Sale**

Saturday, 6 April 2024

22 Carpentaria Drive, Port Kennedy, WA 6172

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 504 m2**

**Type: House**



David Dennett  
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## Offrs From \$690 000

Welcome to 22 Carpentaria Drive Port Kennedy, a beautiful and spacious family home built in 2000. A 203m<sup>2</sup> home situated on a well utilised and easy care 504m<sup>2</sup> block. Quality feature timber floor complement a large and expansive open plan main living area is inclusive of a spacious kitchen with a huge amount of workspace, dining/meals area and roomy family and games areas. A separate carpeted lounge/media room is provided for some additional space for larger families. Industrial size, ducted reverse cycle air conditioning provides year-round comfort for the whole family. Located at the front of the home is a King Size master bedroom, complete with walk-in, his and her robes and the convenience of a master ensuite. The minor bedrooms consists of 2 king size bedrooms and 1 queen size room. 2 of the larger rooms each have split system air conditioners, one of which has the luxury of a semi ensuite, perfect for guests!. All bedrooms have built in robes! Ample additional storage space is on offer with a huge walk-in linen press plus a loft ladder provides access to a lined and insulated loft space. Externally this lovely family home is ideal for entertaining with a Colorbond gable patio and shade sails, plus is equipped with an outdoor sink with hot and cold water. Access to the rear is via the double garage and leads to 3m x 4m workshop and the rear of the home. Security is provided with window roller shutters, security alarm and cameras. Benefits and features: Fully insulated with Batts Shoppers Entry Ducted reverse cycle air conditioning Access to rear through garage Security Window Shutters on most windows Security alarm and cameras Hot & Cold outdoor sink Loft ladder and lined loft space 3m x 4m Workshop 2 split system air conditioning units Walk in linen All minor bedrooms with built in robes Master bedroom his and her walk in robes Close to all amenities including, major shopping centres, school, public transport, access to rail and food outlet and tavern. For further information or to arrange a viewing contact David Dennett on 0417 957 540