

**22 Stringybark Way, Yanchep, WA 6035**



**House For Sale**

Friday, 10 November 2023

22 Stringybark Way, Yanchep, WA 6035

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 643 m2**

**Type: House**



Tom Voyce

0451198874

## All Offers From \$699,000 Presented by 21/11/2023

All Offers From \$699,000 Presented by 21/11/2023 by 3pm \*\*unless sold prior\*\* Situated in sunny Yanchep on a 643sqm corner block, this immaculate and well-maintained four bedroom home presents the perfect opportunity for you and your family. Refreshingly modern and superbly spacious with bright open plan living at the heart of the home, this fantastic family abode comprises additional theatre room lounging, great sized bedrooms with built-in robes and a tranquil outdoor zone set to impress. With the balmy summer season fast approaching, there's nothing better than kicking back in your own slice of paradise with a glistening swimming pool to enjoy and a contemporary patio with built-in ceiling fan to relax under. Moments from the enviable coastline of WA with family-friendly Yanchep Lagoon ready to dive into, you'll also love being conveniently close to great local schools, shopping centres, eateries and easy transportation access with railway upgrades underway to make commuting a breeze. Get in touch with Tom Voyce today on 0451 198 874 to secure your own coastal charmer to love for years to come. FEATURES: • Four bedrooms, two bathrooms on a 643sm corner block • Built in 2011 • Easy care front yard with ample parking space • Welcoming portico entrance • Beautiful wood-look hybrid flooring throughout • Quality kitchen with large island, stainless steel appliances and great storage • Evaporative air conditioning throughout plus split system in the main living • Spacious master bedroom with walk-in robe and ensuite bathroom with dual vanity • Laundry with linen storage and easy outdoor access • Stunning below-ground heated swimming pool • Large lawned space great for kids and pets • Double garage with convenient shoppers entry and additional parking for a boat, caravan or trailer • Solar Panels - 5kw inverter, 6kw panels (20) LOCATION: • Close to Yanchep Lagoon and foreshore with lovely cafes • Moments from Yanchep Central Shopping Centre for all day-to-day amenities • Walking distance to Yanchep Skate Park and Spenidid Park with a fantastic range of nature reserves surrounding • Easy access to public transport and upcoming train line upgrades \*\*The Sellers reserve the right to accept an offer prior to 21/11/23\*\*