

**23 Meloway Drive, Maida Vale, WA 6057**

**Professionals**

**House For Sale**

Wednesday, 20 March 2024

23 Meloway Drive, Maida Vale, WA 6057

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1067 m2**

**Type: House**



Glen Newland  
0894531888

**\$990,000+**

Situated in one of the most desirable locations in the Kalamunda foothills (the Golden Triangle) is this rare find. Newly built homes are so difficult to come across on the 1000sqm+ (approx.) blocks, and with building costs and land prices going through the roof, there will probably be less of them becoming available in the immediate future. There is no doubt this gorgeous 2013 built, Domain home is being marketed well below replacement cost. Internally, you will be impressed by not only the functional family layout and stunning presentation, but the expansive 262sqm (approx.) of internal living (385sqm approx. under the roof) gives plenty of options for the larger families to have their own space. Some of the inclusions at this beautiful home are:- Double door entry into a grand foyer with 34c ceiling recess- Ducted reverse cycle air-conditioning throughout- Beautiful curtains, Corinthian doors and skirting boards give an elegant finish- 24 Solar panels and 5kw solar inverter installed- 31c Ceilings through the main living areas making this large home feel even more spacious- 2 Linen closets - Wine storeroom or 3rd linen closet for the non-drinkers- Impressive master bedroom with walk in robe- Luxury ensuite with oversized shower, his and hers basins, stone benchtops and bath for soaking in after a hard day- Powder room with basin and stone benchtop for guests to use- Oversized kitchen with walk in pantry, stone benchtops, dishwasher, overhead cupboards, double Electrolux oven, Zip tap with instant boiling and chilled water and plenty of drawers. - Kitchen and dining areas are flooded with morning light and warm the house in winter- Double lockup garage with shopper entry and extra height for the taller vehicles (30c)- Open plan dining and family area large enough for the biggest of family get togethers- Dedicated home theatre or playroom for the kids with built in storage - Dedicated lounge or games room - 3 Guest bedrooms all large enough for king beds with built in robes- Bedroom 5/study will easily accommodate a queen bed and has a built-in robe - Very neat and modern guest bathroom with bath- Spacious laundry with sliding door to outside - Instant gas hot water system- Entertainers alfresco overlooking the backyard- Extensive landscaping and retaining work done- Picture perfect street appeal with stunning lawns and gardens- Sweeping veranda around the front and Northern side of the home - Large reticulated grassed area for the kids to play and low maintenance reticulated gardens- Double side gates to the backyard giving that all important rear access- Cleared area on the side of the property for parking the boat or caravan This is the dream home in the dream location being within an easy walk to the new IGA shopping complex, Maida Vale primary school, parks and ovals, day care and medical facilities. You are also only a few minutes' drive to Roe Highway and the new Airport Train Link giving you easy options for those commuting to the airport or City. Unicorns like this don't last in this market so contact Maida Vale's top selling agent for more details. Glen Newland 0433 657 895. Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. To the best of our knowledge the information listed is true and accurate however may be subject to change without warning at any time and this is often out of our control. Prospective tenants & purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Owner or the agent and are expressly excluded from any contract.