

23 Sanderling Street, Stirling, WA 6021



House For Sale

Wednesday, 15 May 2024

23 Sanderling Street, Stirling, WA 6021

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 519 m2

Type: House



Brad Hardingham

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OFFERS

What we love Stunningly overlooking the tree-lined – and lakeside – Shearwater/Spoonbill Reserve parklands that also neighbour medical facilities, eateries and IGA supermarket shopping at the excellent corner Stirling Village complex, this quality 4 bedroom 2 bathroom family home defines comfortable modern living and has something for everybody to enjoy. A study and two separate living areas on the inside complement private outdoor alfresco entertaining, adjacent to lovely northwest-facing backyard lawn and a delightful limestone courtyard with benched seating – the ideal place for either conversation or quiet contemplation. Other sprawling parks and a host of bus stops are nestled only metres away from your front door, with Stirling Train Station, restaurants, cafes, Roselea Shopping Centre, Westfield Innaloo, the new-look Karrinyup Shopping Centre and glorious beaches all very much within arm's reach themselves. Freeway access from here is effortless, whilst this sublime property also falls within the catchment zones for Balcatta Senior High School and the sought-after West Balcatta Primary School – both just a short stroll away, too. As far as parkside locations go, this one simply cannot be beaten.

What to know Beyond a portico entry deck and wide feature front door lies a custom study with built-in desks – essentially a multi-person workstation, accompanied by built-in over-head and under-bench storage cupboards. The front part of the house also boasts a separate toilet, a light, bright and fully-tiled main family bathroom (with a shower, separate bathtub and under-bench storage), a carpeted second bedroom with built-in wardrobes, a ceiling fan and a manual security window roller shutter and large third and fourth bedrooms – both carpeted with fans, built-in robes and leafy park views to wake up to. Double cavity sliders reveal a carpeted theatre room with a striking recessed ceiling, a gas bayonet for heating and BOSE audio speakers. The open-plan family, dining and kitchen area has its own gas bayonet, alongside a picture recess, a curved feature ceiling, an island breakfast bar with double sinks, sparkling stone bench tops, glass splashbacks, an appliance nook, an integrated range hood, a stainless-steel five-burner gas cooktop, integrated stainless-steel Westinghouse-oven and microwave appliances and a scullery space – complete with storage, stone counter tops and a generous walk-in pantry. The laundry off the kitchen has a walk-in linen press, extra storage and access out to the side drying courtyard, whilst a spacious and carpeted rear master suite features a ceiling fan, a large fitted walk-in robe and a sumptuous open fully-tiled ensuite – comprising of a bubbling central spa bath, shower, feature lighting, twin “his and hers” vanities and a separate fully-tiled toilet for good measure. The alfresco-entertaining deck off the family room has a fan and integrated audio ceiling speakers to pump out your favourite tunes with when hosting your next barbecue. Extras include a linen press, tidy front-yard lawns and manicured low-maintenance gardens, high ceilings, wooden floorboards, solar-power panels, ducted and zoned reverse-cycle air-conditioning, a security-alarm system, feature “quattro” stepped ceiling cornices, security doors, a Rinnai instantaneous gas hot-water system, reticulation, a small corner garden shed, a remote-controlled double lock-up garage with shopper's entry, external access and drop-down-ladder access up to a handy storage attic and a side-access gate. An impressive lifestyle awaits, amidst Mother Nature.

Who to talk to To find out more about this property you can contact agents Brad & Joshua Hardingham on B 0419 345 400 / J 0488 345 402. Main features [??](#) Two living areas [??](#) Study [??](#) Large master suite [??](#) Alfresco deck [??](#) Secure backyard [??](#) Double garage [??](#) Attic [??](#) 519sqm (approx.) block [??](#) Generous 15-metre (approx.) frontage