

# 28 Carradale Glen, Hillarys, WA 6025



## Sold House

Sunday, 13 August 2023

28 Carradale Glen, Hillarys, WA 6025

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 708 m<sup>2</sup>

Type: House

**\$1,600,000**

Enjoying the most tranquil of cul-de-sac locations whilst stunningly backing on to the sprawling Waterston and Broadbeach Parks at the very same time, this gorgeous 4 bedroom 2 bathroom family home occupies a perfect position when it comes to comfortable contemporary living and benefits from a host of quality modern additions, as well. A lovely paved front courtyard – and wraparound verandah – is the perfect place to sit and relax with a drink in hand, amidst a splendid garden setting. To the left of the entry, you will find a huge formal lounge room where soaring high raked ceilings add an overwhelming sense of spaciousness. Just opposite lies a custom study – or home office – with built-in desks and storage space. A renovated powder room with a stone bench top services the needs of your guests, whilst a massive master-bedroom retreat comprises of a large custom-fitted double-door walk-in wardrobe, as well as a huge fully-tiled – and revamped – ensuite bathroom, featuring a stone vanity, toilet, rain shower, heaps of storage and more. An expansive open-plan family, dining and kitchen area is where most of your casual time will be spent, with a ceiling fan, gas bayonet and double linen press complementing a stylish kitchen that has been impressively re-modelled to include dual Neff ovens, a gas hotplate, extractor fan, a stainless-steel dishwasher, a new double sink, extendable tapware and sleek stone bench tops. The separate minor sleeping quarters are made up of three large spare bedrooms (two with built-in robes), a functional laundry with under-bench storage and external access for drying, a deep walk-in storeroom and a separate main bathroom with a bathtub, separate shower, toilet and vanity. The versatile fourth bedroom is enormous and can be whatever you want it to be, leading into a giant tiled games room – or teenager's retreat – with a striking recessed ceiling, a fan, gas bayonet and seamless outdoor access to a spectacular new pitched rear patio/alfresco that encourages year-round entertaining and also covers the shimmering below-ground swimming pool. A dream backyard setting with pleasant tree-lined views of the park behind – what more could a family want?! Embrace a desirable lifestyle that includes both Whitfords Beach and fishing at Pinnaroo Point being only walking distance away from your front doorstep. The site of the new Hillarys Beach Club, Hillarys Boat Harbour, Hillarys Shopping Centre, Hillarys Primary School, bus stops, cafes, restaurants, medical facilities, St Mark's Anglican Community School, more shopping at Westfield Whitford City, Sacred Heart College in neighbouring Sorrento, additional public transport at Whitfords Station and the freeway are also situated nearby and are very much within arm's reach, along with other lush parks and reserves in the area. Pure coastal bliss awaits you here in the best way possible! Other features include, but are not limited to:

- New aluminium double front doors to the entry portico
- Separate double front doors that lead into the house itself
- New carpets in the lounge and family rooms, all four bedrooms and the study
- Tiled kitchen and dining space
- Plumbed Electrolux fridge/freezer combination
- Storage pantry
- New window treatments throughout
- Majority of internal lights replaced
- New ornate ceiling light in the master suite
- Re-modelled master ensuite and powder room
- New heat lamp in the master ensuite
- New 6kW solar power-panel system
- Ducted reverse-cycle air-conditioning
- RAC security-alarm system
- Three (3) new RAC CCTV security cameras
- NBN internet connectivity
- Foxtel connectivity
- Two (2) new TV antenna outlets
- Two (2) new smoke detectors
- Feature skirting boards
- New gas hot-water system
- New washing line
- Three (3) new roof flumes
- New outdoor lighting – plus a motion sensor
- New patios across the property
- Gardening bench
- Multiple outdoor taps
- Painted fencing
- New Kreepy Krauly pool cleaner installed
- Rear landscaping, with new pavers (sealed), trough drainage and a soak well installed, plus new easyOcare artificial grass and a new raised garden bed
- Additional front pavers, to create a “bin pad” for bin storage
- Low-maintenance gardens
- Double lock-up garage, with cabinets installed and a new roller-door motor – plus under-cover shopper's entry via the front portico
- Extra side storage space in the garage, plus a separate door to access the side/rear of the property
- Large 708sqm (approx.) block with side access

Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.