

28 Cricklewood Way, Carine, WA 6020

House For Sale

Wednesday, 17 April 2024



28 Cricklewood Way, Carine, WA 6020

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 477 m2

Type: House



David Brewer
0894484111



Tim Tolley
0894484111

From \$1,750,000

Nestled between Carine Open Space and the exclusive Lake Karrinyup Country Club, 28 Cricklewood Way is the perfect place to call home. Set on an easy care 477sqm elevated block with manicured gardens and off-street parking, this residence boasts 308sqm of living across a functional family friendly, 2 storey floorplan. Expertly crafted by Beaumonde Homes in 2011 and meticulously maintained by the proud owners, it's time to close this chapter of their lives and for you to open yours at this premium residence. Perfect for your family with 4 great sized bedrooms over 2 levels, 3 separate living areas plus a study combined with a quality appointed kitchen with expansive stone tops, cabinetry and quality appliances. Outdoors is a treat with a lovely timber decked alfresco, easy-care garden and an oversized double remote garage of 50sqm. An endless list of features include:

- 4 double sized bedrooms, 2 bathrooms plus a study
- Main bedroom is downstairs and offers his 'n' hers walk-in robes with mirrored doors
- 3 minor bedrooms are all upstairs and each offer built-in robes. Bed 4 would make an ideal second main bedroom
- Floor to ceiling tiled ensuite boasts dual vanities, 40 mm stone top, plenty of cabinetry, shower and separate wc
- Main bathroom offers both a bath and shower and separate wc
- Upstairs sitting (3rd living area) ideally placed amongst the minor bedrooms and offers a kitchenette with a bar fridge
- Well-appointed kitchen with 40mm stone tops with a water fall edge, extensive soft close cabinetry, freestanding 900mm Ilve oven / stove, Miele dishwasher, breakfast bar for 4, double fridge recess and large walk-in pantry
- Casual living / family room with TV recess & gas point
- Good sized meals / dining area
- Separate theatre room with feature recessed ceiling & double doors. Projector, screen, mounted ceiling speakers and associated AV equipment are included in the sale
- Study off the entry with built in cabinetry and desk
- Well appointed laundry, oversized walk-in linen and powder room
- Timber lined outdoor alfresco area with café blind and timber decking, overlooking water feature
- Outdoor gas point for BBQ connection
- Reverse cycle, ducted Daiken air-conditioning throughout
- Security alarm system, security screens and a camera doorbell with internal screen
- Solid NSW Blackbutt timber flooring and quality carpets throughout
- 20 panel, 3 phase solar system with Sunny Boy inverter
- Most indoor lights recently upgraded to LEDs
- Quality window treatments & sheers
- Ducted vacuum system which include kitchen floor trap
- Intelligent Homes smart wiring
- Oversized double remote garage (over 50sqm) which incorporates a storage area - ideal for toys, bikes, additional appliances etc
- Exposed aggregate double width driveway with additional parking at the road
- Easy care reticulated gardens - imitation turf to the rear yard
- NBN connection - Fibre to the Curb
- Built in 2011 by Beaumonde Homes
- 308sqm of living / 377sqm under roof
- 477sqm block
- Shire rates: \$2,939.76 (2023/2024)
- Water rates: \$2,097.78 (2023/2024)

For further information please send us an enquiry or just pick up the phone.