

**29 Marcus Avenue, Booragoon, WA 6154**



**Sold House**

Thursday, 5 October 2023

29 Marcus Avenue, Booragoon, WA 6154

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 767 m2**

**Type: House**



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**\$1,416,000**

This captivating 4 bedroom, 2 bathroom residence is the perfect family home, boasting not only spacious living areas and stunning outdoor entertaining spaces but also an ideal layout that provides great separation and privacy for all family members. The enchanting outdoor haven features a luxurious spa and a sparkling family sized pool, creating a space where cherished moments and lasting memories are bound to unfold. Conveniently located within the Applecross Senior High School catchment zone, and in close proximity to public transport, parklands and Westfield Booragoon, this property seamlessly blends convenience with elegance, promising a lifestyle of utmost refinement and the perfect setting for a harmonious family life.

- Spacious chefs kitchen with 5x gas cooktop, glass splashback, 900mm oven, rangehood, double sink with water filter, dishwasher, pantry, fridge recess, island bench with breakfast bar, plenty of bench & cupboard space with extra overhead cabinetry
- Open plan kitchen/living/dining
- Stunning outdoor entertaining area with decked alfresco, spa and sparkling family sized swimming pool with grassed area – the perfect place to entertain family & friends
- Sunken lounge with gas fireplace and high ceilings
- Meals area
- Games room with bar area & home office
- Reverse cycle air conditioning
- Spacious master bedroom with large walk in robe, ceiling fan and ensuite with shower with dual heads, single vanity with stone benchtops & storage and WC
- Solid timber floorboards throughout open plan living & sunken lounge/meals
- Bedroom 2 is double sized with ceiling fan and built in robes
- Bedroom 3 is double sized with ceiling fan, desk and built in robe
- Bedroom 4 is double sized with ceiling fan, built in drawers and robe
- Main bathroom offers shower, heat lamps and separated single vanity with plenty of bench and storage.
- Laundry with plenty of storage & separate WC
- Double automatic garage
- Washed aggregate driveway
- Manicured front gardens
- Double door entrance
- Alarm system
- Plenty of storage throughout
- Automatic roller shutters
- 767sqm green title block
- Located within Applecross SHS catchment zone
- Walking distance to public transport, Len Shearer Reserve, LeisureFit Booragoon, local parklands, Westfield Booragoon and all other amenities
- Easy access to the Perth CBD via Kwinana Freeway

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