

**29 Simons Drive, Roleystone, WA 6111**



**Sold House**

Thursday, 6 June 2024

29 Simons Drive, Roleystone, WA 6111

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 3 m2

Type: House



Luke Nass

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## Contact agent

A bespoke 2-storey, 4-bedroom home in just over 9 acres of serene wilderness. Introducing a once-in-a-lifetime opportunity to own a meticulously crafted, bespoke sanctuary, nestled on untouched, sloping bush land. Welcome to your dream retreat—a two-story, four-bedroom, three-bathroom haven where luxury meets nature, offering an unparalleled lifestyle in the heart of rural tranquility. Immerse yourself in the natural beauty that surrounds this exclusive property. The undisturbed bush provides an idyllic backdrop for your secluded escape. As you approach the residence, the scent of the untouched wilderness creates a sense of harmony with the environment. You will notice this feeling each time you head home swapping suburbia for your own private sanctuary. It is also worth noting that this property has a stunning outlook down across the valley to Araluen Botanical Park. Step inside this architectural masterpiece, and you'll be greeted by a warm and inviting atmosphere throughout. Every inch of this home has been thoughtfully designed and executed with the utmost attention to detail. The amazing multi-action European double-glazed windows not only invite ample natural light but also frame breathtaking panoramic views of your private oasis. These top-quality windows can completely flip over so you can clean both sides from the inside. Goodbye ladder. Now that is clever! This home is not only fantastic to look at, but the construction is particularly impressive too. Constructed on a super strong steel frame, this home is as strong and straight as the day it was built. The floor plan has been carefully designed to “just work” and that, it does. Imagine entertaining guests in the dining room with full height picture window or cozying up in the living room by the fireplace. The experience is elevated further by huge bi-fold doors that seamlessly blend the indoor and outdoor living areas. Transition effortlessly from the elegant interiors to the expansive decks, (from both the kitchen and lounge) where you can savor your morning coffee or host soirées against the backdrop of the natural beauty that surrounds you. 4 spacious bedrooms, 3 situated on the lower floor, and the master and personal study on the main level. Your family or guests will all benefit from their own space and privacy and all enjoy the magnificent outlook. 3 bathrooms and 4 wc's will mean everyone has their personal space covered at any one time. You do of course have to share your newfound oasis with the locals. Just some of them include kangaroos, possums, bandicoots, skinks, bobtails, plus a wide array of bird life. Black cockatoos, kites, pardalotes and goshawks, plus 100's of homeeaters.\* Beautiful Sheoak flooring.\* Jarrah skirtings, facings and trims throughout.\* Bio-max system.\* Double glazing.\* Fully insulated.\* Over 180,000 litre capacity water tanks.\* Bore. (No water rates)\* Roof sprinklers, fire hoses and backup pumping system.\* Family orchard and veggie patch.\* Solar HWS\* Reverse cycle ducted air conditioning and wood heater\* Ducted vacuum system. Escape the ordinary and embrace the extraordinary—your bespoke dream home awaits. Seize the opportunity to own a piece of paradise over 9 acres of rural, very private land, and immerse yourself in the unparalleled beauty of nature. This is not just a home; it's a lifestyle retreat from the everyday, where every detail has been carefully curated to provide an exceptional living experience. Welcome home to your sanctuary in the heart of nature. Ps. We have done our very best to showcase this home through pictures, but you can only experience the true feeling of this home with a private inspection. Call me now to make this special property yours today.