

**3 Lakeway Street, Claremont, WA 6010**

**House For Sale**

Monday, 6 November 2023

**DUET**

3 Lakeway Street, Claremont, WA 6010

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Area: 577 m2**

**Type: House**



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## MARKET PREVIEW

**THE FEATURES YOU WILL LOVE:**The epitome of contemporary living. This is a home that encapsulates everything the modern family wants and needs. Volumous light filled living areas interplay around manicured gardens, alfresco and pool areas to create an architectural masterpiece that is only for the most discerning of buyers. From the cantilevered master bedroom, the 5.5m high ceilings that tower over the kitchen area, to the climate controlled wine cellar, this is a home without comparison. The specification for this home is beyond compare and must be fully experienced to appreciate the unique opportunity it presents. Truly a unicorn in the current marketplace. Builders warranty in place until 2027 and specifications list available on request.**THE LIFESTYLE YOU WILL LIVE:**It's all about the lifestyle! From here, you can walk, jog or cycle around Lake Claremont, swim at Claremont Pool or HBF Stadium, swing a club at the Lake Claremont Golf Course or throw a frisbee at the Mount Claremont Oval. You can pick up the paper from the local deli, buy fresh produce on Saturday morning at the Farmers Market, enjoy a coffee at one of several local cafes and let the children walk or take the bus or train to one of the premium primary or secondary schools located nearby. Swanbourne Beach is a short drive away and Subiaco, West Perth and the CBD are all easily accessible.**THE DETAILS YOU WILL NEED:**Council Rates: \$4,191.82 per annumWater Rates: \$2,250.91 per annumLand Area: 577m<sup>2</sup>Build Area: 423m<sup>2</sup>