

**30 Albillo Parade, Caversham, WA 6055**

**Sold House**

Friday, 6 October 2023

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**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Vanessa Naso  
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**\$848,000**

This custom built master piece was completed in 2017 by Dale Alcock Homes with comfort, functionality, style and luxury in mind. An exceptional four bedroom, two bathroom home with two living areas and a supersized double lock up garage. Offering a level of quality and unique design that sets it apart from the rest. Positioned directly opposite Caloria park, this family home has been thoughtfully crafted to maximise park views. Enjoy hours of conversation and the breathtaking sunset vistas from the front guest area, creating a serene atmosphere for relaxation and entertainment. Watch your children happily play in the playground from the comfort of this beautiful space. Sitting on a generous 563m<sup>2</sup>, the backyard layout ensures privacy and tranquillity, with no rear neighbours and minimal neighbouring noise. Plans for a future pool installation have been considered with deep footing preparations in place should you wish to make this addition to the already spectacular home. The huge master suite, strategically positioned at the rear of the house, offers privacy, a spacious walk in robe, and a luxurious ensuite. The other three big bedrooms are equipped with double built in robes serviced by the appealing and functional family bathroom. The kitchen, designed as the heart of the home, features an island bench that doubles as a breakfast bar and food prep area. There is a big walk in pantry and scullery keeping the home chef content to cook and create to their delight. Finished with stone tops and quality cooking appliances, you can not fault this space. The spacious laundry ideally located close by for convenience. The open plan living area is also super sized! If you like to entertain you will love this space. Flowing seamlessly to the outdoor area allowing your guests to move about with ease. There is a gorgeous powder room positioned close by servicing your guests, away from bedrooms allowing privacy for the whole family. Step into the low maintenance backyard, which features a fruiting orchard that includes mangos, loquats, pomegranates, olives, oranges, mandarins, limes, passionfruit, figs, almonds, and guavas. These self maintaining trees offer fruit and blossoms year round, filling the air with delightful aromas in spring. This home has had all the featured upgrades you could possibly want including solar panels, individual room climate control featuring a top of the line Daikin Aircon system with myAir technology, allowing for precise temperature control from anywhere at any time. Quality fixtures and finishes throughout, including lighting, electrical fixtures, and Luxaflex blinds. Enjoy the convenience of surrounding amenities, as everything you need is at your doorstep. Including the well known Swan Valley wine region. The corner block design provides a spacious side entrance, perfect for a boat, trailer, or extra vehicle, offering easy access to the rear of the property. The double garage has been designed with extra space and power, perfect for a workshop, storage area, or secondary office. If you're seeking modern luxury living with thoughtful design and premium features, this stunning home is a must see. Don't miss this opportunity to make it your own and be the new owner of what is arguably the best home currently available in this beautiful location! Council Rates: \$2450 P/A Water Rates: \$1244.95 P/A Contact listing agent Vanessa Naso on 0419 942 106 for more information including viewing times. Your new chapter begins here! 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.