

30 Karbuni Parade, Spearwood, WA 6163



Sold House

Tuesday, 15 August 2023

30 Karbuni Parade, Spearwood, WA 6163

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 484 m2

Type: House

\$975,000

FIXED DATE SALE All Offers by Midday 21 August unless sold prior (seller reserves the right to sell prior WITHOUT NOTICE) BEST VALUE 4 bed 2 bath property on offer in Spearwood in the current market??? Wow Wow Wow! Prime located being oh so close to the Coogee border and sitting on a generous sized allotment of 484 sqm (for a recently developed estate), awaits this absolutely stunning and jaw dropping sprawling NORTH facing 4 bedroom 2 bathroom residence beaming with an abundance of natural light, high end finishings and absolutely no shortage of space, style or size. This quality 2016 built Summit home offers something for every buyer, with its multipurpose design and effortless free-flowing floor plan, which includes a generous size theatre + study, either of which could easily double as a fifth bedroom if you choose. The Open Plan living and dining area, are both substantial in size and located directly off the massive chefs style gourmet kitchen which truly features an overly generous amount of bench space and cabinetry. The incredibly functional and oversized kitchen itself is just that, of incredibly mammoth proportions and most certainly deserving central hub of this amazing property with the scullery providing that perfect space to store and or hide those unwanted dishes and shopping in the event of guests visiting unexpected and without notice! The spacious 30 sqm + alfresco, can easily serve as an additional substantial living area all year around, and NOT just in summer, given its fully protected from the elements with the inclusion of cafe blinds (one of which is remote) A short list of some of the other features include, but are not limited to:-

- ? Supersized Kitchen with stone benchtops and Substantial bench space, cabinetry and storage that would be the envy of ANY chef-
- ? Separate scullery offering yet some more storage space, not that you will need it!
- ? Good size study/multipurpose room that can serve as activity room or games room or additional bedroom -
- Spacious Home Theatre with speakers-
- 31c high ceilings + Feature recessed ceilings to living room + alfresco -
- Ducted reverse cycle air conditioning -
- Quality window treatments + Plantation Shutters-
- Gorgeous neutral colour tones and an abundance of natural light throughout-
- Huge alfresco spanning 30 sqm + and serving as an additional living area all year round with café blinds & speakers
- 484 sqm block, room for pool
- Minimal Maintenance Required -
- Prime Location being on Coogee border and fantastic proximity to parklands, schools, shops, transport and beach-
- Whisper quiet street with Northern Orientation-
- We believe this to be Significantly under replacement cost/value

Team Trolio welcome your enquiry and invite all real estate agents to introduce a buyer to this home. 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.