

32A Linley Road, Wannanup, WA 6210

Mandurah

Sold House

Saturday, 3 February 2024

32A Linley Road, Wannanup, WA 6210

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 493 m2

Type: House



Kashan Vincent
0895819999

\$585,000

Perfect Family Home on Linley - Ideal for investors/downsizers or first home buyers Welcome to 32a Linley Road Wannanup. This new, modern brick 4-bedroom, 2-bathroom 2-car family home presents excellent value. Situated in an enviable location close to the Marina. Perfect investment with a fixed-term tenancy until 1st March 2024. This 2016 newly built home has parking for the caravan, boat, and trailer with an extra-large hardstand parking immediately out front, an extra wide driveway, and potential for drive-through side access, leaving you options to park all the toys. There is a rear private alfresco and a newly built spacious gabled patio, a luscious reticulated grassed and paved backyard, and a garden shed. The heart of the home is the stylish and modern kitchen, boasting stone benchtops, quality 900mm stainless steel appliances, gas cooking, modern tiled splashbacks, a spacious island bench with breakfast bar, and a walk-in pantry. There is also a convenient shopper's entrance. This excellent design overlooks the spacious living-dining area, perfect for entertaining guests and family. The master bedroom has plush modern grey carpet, a spacious walk-in wardrobe, and a stylish modern ensuite. There are three other generously sized bedrooms, all boast plush modern grey carpet, all with built in robes, there is a stylish family bathroom with a separate shower and bath and a separate enclosed theatre perfect for family movie night or activity room. The newly built extra-large gabled patio and separate alfresco area is a perfect space to entertain and overlook lush, reticulated lawns and gardens. There is ample green space for kids or pets to play and a separate garden shed for the garden enthusiast. There are roller shutters throughout enhancing peace of mind, split system air-conditioning, window blinds, and contemporary downlights. The property also boasts a large remote double garage. Located only minutes from East Port Marina and its culinary delights, Falcon Bay Primary, the renowned Avalon Beach, shopping centres, boat ramp, surf club, The Cut Golf Course, and the estuaries water's edge this is perfect for a family home and all that the coastal life offers in Wannanup. This excellent property combines modern and stylish living in a fantastic coastal lifestyle location, making it a perfect investment opportunity, lock, and leave, first home buy, or downsizer that cannot be overlooked. Seize this chance now before it's too late. Features Include:

- Modern and stylish 4 bed, 2 bath 2 car home.
- 2016 build
- Hardstand parking for the caravan, boat, and all the extras
- Enviaible location close to Port Bouvard Marina
- Open-plan family and dining
- Stylish and modern kitchen
- Modern carpet
- 900mm Stainless Steel quality appliances and gas cooking
- Extra-large gabled entertainers' patio and private alfresco
- Separate theatre room or use for study/activity room.
- Private grassed backyard and grassed front yard.
- Large reverse cycle split system
- Beautiful tropical front gardens
- Large double garage with remote door and access to the home
- Highly sought-after suburb

Don't miss the opportunity to secure an excellent family home in the right location. Call Kashan Vincent 0408 202 575 for further details. This information has been prepared to assist in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Mandurah do not warrant or guarantee the accuracy of the information or take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.