

# 38 Sherwood Crescent, Broadwater, WA 6280



## House For Sale

Saturday, 18 May 2024

38 Sherwood Crescent, Broadwater, WA 6280

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 649 m2

Type: House



Mel McCurry & Emma Borinelli  
0897544414

## Offers From \$990,000

Discover the epitome of modern living at 38 Sherwood Crescent, Broadwater. A stunning skillion roofed 4 bedroom, 2 bathroom home plus study that is sure to impress. This property boasts a spacious land area of 649 sqm and offers a perfect blend of style, comfort and functionality. The light filled central living area features high ceilings, wood heating and split system air conditioning to ensure year-round comfort. This then flows perfectly through to the north facing outdoor alfresco area which is surrounded by easy care lawns and garden and quality exposed aggregate. The spacious kitchen is faultless and equipped with ample storage space, functional scullery, stone benchtops with waterfall edges and a dishwasher. Outside, you will find a fully fenced yard, perfect for enjoying the beautiful South West weather. The right-hand side of the property features side access through to a 9m x 5m powered workshop with caravan/boat access, ideal for those who need extra storage space or those who just love to tinker. The outside areas are easy care with fully automated reticulation from a bore. Other features we LOVE: Extra length double lock up garage Beautiful bathrooms both featuring under floor heating and heated towel rails LED downlights throughout Ducted vacuum system Split system air conditioning in main living area plus 2 minor bedrooms All minor bedrooms include double robes and ceiling fans Enclosed second living or kids' activity room Located in the sought-after area of Broadwater, this property is close to local beaches, shops and public transport. Don't miss out on the opportunity to make this house your new home. Contact Em and Mel today to arrange a viewing on 9754 4414.\*\*\*\*Prior to purchasing the property Busselton Property Group Pty Ltd requires the buyer to conduct their own due diligence including verification of details the agent has advised to you. The information provided to the agent comes from the vendor (and other 3rd parties including Landgate and local government authorities) and we confirm as the agent we have no independent knowledge of the correctness of the information.