

**3A Albacore Drive, Sorrento, WA 6020**

**LISTED™**

**Sold Duplex/Semi-detached**

Wednesday, 6 September 2023

3A Albacore Drive, Sorrento, WA 6020

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 436 m2**

**Type:**

**Duplex/Semi-detached**



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## Contact agent

Easy to Enjoy! Enjoying an elevated position that captures all of the fantastic natural sunlight in the morning and sits only minutes away from beautiful Sorrento Beach and the magnificent Hillarys Boat Harbour, this impressively-renovated 3 bedroom 1 bathroom duplex half offers so much more than first meets the eye and requires you to do nothing else but relax, put your feet up and let those sensual sea breezes filter in from the coast. All of the hard work has already been done for you, here. It's almost too good to be true!

**WHY YOU SHOULD BUY ME:**

- A welcoming front lounge room with a gas bayonet, splendid tree-lined views to complement the morning sun and access out to a hidden side courtyard that is brilliant in its intimacy
- An open-plan dining area at the back of the house that sits behind a gorgeous French door, plays host to a gas bayonet for winter heating and incorporates a revamped kitchen into its practical design – breakfast bar, storage pantry, sleek stone-transformation bench tops, double sinks, Blanco gas cooktop, St George oven, stainless-steel Blanco dishwasher and all
- A paved rear entertaining courtyard off the dining space that further enhances the residence's low-maintenance feel and even provides access to a side garden shed, as well as wrapping around to the drying courtyard on the other side of the property
- A separate theatre room, study, home office or even 4th bedroom behind the privacy of double French doors, also comprising of high raked ceilings and stylish light fittings – the perfect retreat, if ever there was one
- Front master-bedroom suite with two sets of side-by-side built-in double wardrobes, as well as semi-ensuite access into a stunning fully-tiled and modernised bathroom with a rain shower, separate bathtub and twin stone vanities for good measure
- Built-in robes to the 2nd/3rd bedrooms, as well
- Fully-tiled and renovated laundry with a linen press, over-head and under-bench storage, a separate fully-tiled toilet and access out to the drying area
- A gated front entrance that also helps secure the single remote-controlled lock-up carport even further

**OTHER FEATURES:**

- Wooden floorboards
- Ducted-evaporative air-conditioning
- Feature skirting boards
- Security doors and screens
- Gas hot-water system
- Reticulation
- Two-tiered front-yard lawn area
- Solid brick-and-tile construction
- Built in 1987 (approx.)

**WHAT THE FUTURE HOLDS:**

- The lovely Harman Park and Seacrest shopping village – as well as bus stops – only footsteps away around the corner
- Living only a short drive from beautiful Sorrento Beach and the wonderful Hillarys Boat Harbour, with the sprawling Seacrest Park Community Sporting Facility, the Hillarys-Rottnest ferry, the Sorrento Surf Life Saving Club and an array of fantastic seaside cafes, restaurants and shops very much nearby and within arm's reach
- Also in close proximity are the likes of Sacred Heart College, Sorrento Primary School, Duncraig Senior High School, medical facilities, major shopping centres at Whitford City and the new-look Karrinyup, public and private golf courses, the freeway, Greenwood Train Station and much, much more

**DISTANCE TO:**

- Harman Park – one minute (220 metres approx.)
- Seacrest Park – two minutes (750 metres)
- Sacred Heart College – two minutes (1.3 kilometres)
- Sorrento Primary School – four minutes (1.5 kilometres)
- Sorrento Beach – four minutes (1.8 kilometres)
- Hillarys Boat Harbour – five minutes (2.1 kilometres)
- Westfield Whitford City Shopping Centre – six minutes (3.4 kilometres)
- Greenwood Train Station – seven minutes (3.4 kilometres)
- Perth CBD – 22 minutes or 20.1 kilometres (approx.)