

# 4/2 Eagle Bay- Meelup Road, Eagle Bay, WA 6281



## House For Sale

Thursday, 9 May 2024

4/2 Eagle Bay- Meelup Road, Eagle Bay, WA 6281

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 288 m2**

**Type: House**



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## Offers From \$1.6M WIWO

Superbly presented 2 level, fully furnished family holiday unit situated opposite walkway to beautiful Eagle Bay beach. Upper level comprises of :

- A big open living area with Blackbutt timber flooring, high ceilings and expansive glass door and windows opening onto a magnificent 2 sided balcony area. This area includes a lounge, dining and a well appointed kitchen with island bench/breakfast bar, dishwasher, electric hotplate and oven and 4 door Smeg fridge/freezer.
- Master bedroom with built in robes, carpeted floor, venetian blinds, ceiling fan and ensuite with bath/shower, vanity and WC
- Bedrooms 2 and 3, both of which are large enough for double beds, have carpeted floors, built in robes, venetian blinds and ceiling fans
- Bathroom 2 with vanity and shower
- Powder room with a vanity and separate WC
- Laundry with front loading washing machine and dryer

The ground floor includes:

- entry with timber staircase
- double garage with separate storeroom

The lower ground floor includes:

- a disused approx. 33m<sup>2</sup> rainwater storage tank under the garage floor

Other features:

- ducted r/c a/c to living area and bedrooms
- alarm
- connected to scheme water

This holiday home is in excellent condition having had minimal owner use and has never been rented. In a wonderful close to the beach location, it is a fantastic potential family holiday home or short stay rental investment offered on a walk in, walk out basis. No home opens will be conducted so contact us now for an appointment to inspect.

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