

4 Carnarvon Way, Erskine, WA 6210



Sold House

Friday, 18 August 2023

4 Carnarvon Way, Erskine, WA 6210

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 580 m2

Type: House



Robert Swart
0895340056

Contact agent

OUTSTANDING HOME IN IDYLLIC LOCATION Idyllically located amongst the Mandurah Quays Estate, this quality home has been carefully designed with thoughtful purpose around every aspect. You will be instantly impressed the minute you open the front double doors into the impressive entrance hall, complete with a soaring gable ceiling and a feature staircase. Built in 2000, this 3 bedroom, 2 bathroom home oozes with charm, and character, and would suit a range of buyers looking for that something special. On the ground floor you will enjoy an impressive master suite, kitchen, dining area, lounge room, powder room, laundry, study, and an extra separate sunken lounge. The heart of the home is the gorgeous open-plan kitchen/dining area which takes advantage of the views of the lake, whilst also welcoming the sunlight. Upstairs, you will find two queen sized bedrooms, bathroom, TV/study nook, attic storage and a third WC. Best of all, you will have amazing views of the lake that this home proudly calls its back neighbour. Outside you will have the pleasure of entertaining family and friends under the large alfresco area, where you can sit and enjoy the serenity.

FEATURES:

DOWNSTAIRS:

- Master bedroom suite features ensuite and walk-through his/hers robe
- Open-plan and light-filled kitchen/dining area featuring plenty of storage and bench space
- Sunken lounge/living area
- Second separate sunken lounge/theatre
- Large study or 4th bedroom
- Laundry room
- Powder room

UPSTAIRS:

- Two generous bedrooms, each with double robes and split system A/C units
- Large bathroom with corner bath and shower, vanity and floor to ceiling tiles
- TV/study nook
- Attic storage
- Linen storage
- Separate WC

OUTSIDE:

- Paved Side Access – Room for the boat and/or caravan
- Large entertainers alfresco with water views and café blinds
- Extra-large double garage with high ceilings
- Workshop/storage/mudroom

Added extras include: ducted reverse cycle air conditioning, alarm system, café blinds, roller shutters, 2 x instant Gas HWS, 11 solar panels. Situated just a 2-minute walk to the marina and a 5-minute walk to the Boundary Island Brewery, you will enjoy the short walk home after having a meal or a drink. If this is the lifestyle you have been craving, call Cheree 0433 883 668 or Robert 0476 185 365 today to organise a viewing.

Council Rates: \$2300.00 P/A approx. Water Rates: \$1550.00 P/A approx.