

**40A Raymond Street, Mount Pleasant, WA 6153**



**House For Sale**

Friday, 3 May 2024

40A Raymond Street, Mount Pleasant, WA 6153

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 637 m2**

**Type: House**



Chadd Boucher  
0433043437



Charlie Clarke  
0406626527

## All Offers Presented

Why travel to Bali when you can enjoy the essence of resort-style living right at home? This immaculate 4-bedroom, 2-bathroom family residence, situated on a generous 637sqm block, promises a daily retreat featuring a Balinese-inspired alfresco and pool area completed luxuriously with a heated spa beneath a charming thatched hut, this home offers a lavish day-spa vibe in the privacy of your own lush backyard. Inside, the vast kitchen boasts stone benchtops and loads of cupboard space, extending into spacious open-plan living and dining areas where walls of glazing ensure each room is infused with natural light while providing beautiful views of the wrap-around tropical gardens. Directly ahead your eye is drawn to the feature alfresco entertaining area, pool and spa which beckon you outside to take in the views of the luxurious landscaping and impeccably manicured gardens, providing an instant sense of calm. Beyond the pool you'll find the substantial rear workshop with potential for conversion into an additional living space or a granny flat (STCA). The generous master suite, with direct access to the alfresco area, includes a walk-in robe and a sizable ensuite with twin basins and extensive bench space. The large minor bedrooms offer ample space for the rest of the family. A separate lounge or theatre room, featuring large glazed double doors, opens onto the front porch, presenting views over the meticulously maintained front garden and lawns. Comfort is enhanced by ducted reverse cycle air conditioning and convenience is maximised with fully reticulated gardens. This home is ideally located within the catchment zones Mount Pleasant Primary, Applecross Senior High School, and Saint Benedict's School. Also nearby are Woolworths, Shirley Strickland Reserve, and the picturesque Swan River. This property is not just a home; it's a lifestyle choice for those seeking a blend of relaxation and sophisticated living. All offers presented. For further information, or to arrange an inspection, contact Chadd Boucher on 0433 043 437 or Charlie Clarke on 0406 626 527. In preparing this information, Mode Realty has relied in good faith upon information provided by others and has made all reasonable efforts to ensure that the information is correct. The accuracy of the information provided to you (whether written or verbal) cannot be guaranteed. If you are considering this property, you must make all enquiries necessary to satisfy yourself that all information is accurate.