

**42 Beach Road, Watermans Bay, WA 6020**



**Sold House**

Monday, 14 August 2023

42 Beach Road, Watermans Bay, WA 6020

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1070 m2**

**Type: House**



Ben Keevers

0892461434

**\$1,800,000**

All offers presented by 6.00pm Wednesday 24th May 2023 (unless sold prior). The sellers reserve the right to accept an offer prior without giving notice. Welcome home to 42 Beach Road, Watermans Bay. Boasting style, character and abundance of living space for the family. All located just 400m (approx.) to the stunning Perth coastline, sitting on 1,070sqm (approx.) Zoned R20 lending itself to future development potential. To the front of the property, you'll find the ultimate outdoor entertaining area. This is the place to enjoy breathtaking sunsets while the kids race in the pool. Spend endless days and nights in this north-facing, timber-lined entertaining area, with its built-in gas BBQ, overlooking a sparkling, salt chlorinated pool. For entertaining with ease, open the stacker sliding doors to get that "inside-outside" atmosphere. A driveway running down the eastern side of the property leads to a giant 12m x 6m, rear garage with dividing wall. This could easily double as an external games room, teenagers' retreat or man cave. Inside, you will find a warm character home that boasts five generous bedrooms, two bathrooms and two living spaces plus study. Solid timber floors lead you through the open-plan kitchen, family and dining area, while the back lounge- room is carpeted for your comfort. Both living areas have high ceilings that add to the feeling of spaciousness. All that living space, plus a backyard big enough to host a footy match, and the beach just a short stroll away. Perfection! WHAT WE LOVE • Huge block with scope for development (1,070sqm Zoned R20) • Large family home with five bedrooms and two bathrooms • Walk to the cafés and boutiques of Flora Terrace • 400m to the ocean (approximately) • In catchment for Marmion Primary School & Carine Senior High School • Outdoor shower with both hot & cold water • Open-plan family & large dining area with ceiling fan, downlights & gas bayonet • Well-appointed kitchen with double sink, walk-in pantry, five-burner cooktop and quality appliances • Lounge with fireplace, fan, split-system r/c air-conditioning, gas bayonet & outdoor alfresco access • North-facing alfresco entertaining area with ceiling fan, downlights, sink, stone kitchenette, built-in BBQ, storage and liquid limestone flooring • Master bedroom with BIR, ceiling fan, outdoor access and ensuite bathroom • Daikin ducted, zoned, r/c air-conditioning • Bore & reticulated gardens • Solar panels • Huge double garage / mancave setup With so much on offer, from great local schools, minutes from local amenities and a number of excellent cafes and restaurants, as well as being just moments from the white sands of Watermans Bay beach, this property displays an incredible opportunity. A unique opportunity not to be missed! Contact Ben Keevers today on 0404 056 010 to organise a viewing. Disclaimer: This information is provided for general information and marketing purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.