

45 Seagull Way, Yangebup, WA 6164



House For Sale

Tuesday, 4 June 2024

45 Seagull Way, Yangebup, WA 6164

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 733 m2

Type: House



Matthew Scofield

From \$825,000

A stunning 5-bedroom, 2-bathroom residence that epitomises family living at its finest. Situated on a generous 733 sqm block with a spacious 210 sqm of living area, this property is perfect for growing families seeking comfort and style. Key Features: Bedrooms: 5 (including a master with ensuite and walk-in robe) Bathrooms: 2 (plus two toilets for added convenience) Living Area: 210 sqm Land Area: 733 sqm Parking: 2 carport spaces plus room for your boat or caravan Interior Highlights:- Master Suite: A large, carpeted master bedroom with a walk-in robe and ensuite.- Additional Bedrooms: five good-sized bedrooms with she-oak timber flooring.- Study: A dedicated study or activity off the main living area, perfect for remote work or homework.- Living Space: A spacious open-plan living entertaining area with lounge a high-pitched ceiling, creating an airy and inviting atmosphere.- Kitchen: Well-appointed, looking out onto the outdoor entertaining area. Outdoor Living: Step outside to an entertainer's dream! The highlight of this home is the poured limestone patio area, featuring:- A gorgeous stone-top servery with a built-in BBQ and bar fridge recess.- Café blinds for year-round comfort.- Extensive covered entertaining space overlooking the easy-care, auto bore-reticulated lawn.- Seasonal fruit trees, including mulberries and mangoes, from your own personal orchard.- Slow combustion fireplace for those winter nights. Eco-Friendly Amenities:- Solar hot water system.- 6.6kw Solar panels to reduce electricity costs.- Two 3,000 litre water tanks for sustainable living.- Bore reticulation. Comfort All Year Round:- Ducted cooling.- Fire place- Plus, two gas bayonets Location: Nestled in a peaceful neighbourhood, 45 Seagull Way offers the perfect blend of tranquillity and convenience. Enjoy easy access to nature reserves, local schools, shopping centres, and urban amenities, making this the ideal place for your family to thrive. More photo's coming this week Don't miss this rare opportunity to own a beautifully maintained home.