

**45 Selkirk Drive, Kinross, WA 6028**

**Realmark**

**House For Sale**

Wednesday, 6 December 2023

45 Selkirk Drive, Kinross, WA 6028

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Area: 641 m2**

**Type: House**



Julie Cross

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## Offers in \$700's

"What you will love" Nestled in the highly sought-after suburb of Kinross, just a short stroll from the shops, schools and restaurants, sits this absolutely beautiful property. Enjoy the peace and serenity of this lovely FIVE-bedroom family home, which has a very versatile floor plan, to accommodate the growing family. It is perfectly positioned, with lush parklands and local amenities, just moments away. Welcome to 45, Selkirk Drive, Kinross. Located on a generous 641m<sup>2</sup> block, with close to 230m<sup>2</sup> of living space. Complete with neutral décor, this beautiful property, is all about extensive family living, complete with a fantastic alfresco entertaining and pool area, in an outstanding location, with close proximity to the City. This beautifully designed residence, offers spacious family living, at its finest. Boasting multiple living areas, FIVE great-sized bedrooms, including the master overlooking the front gardens, plus, STUDY, 2 bathrooms, extra lounge/theatre room, open plan living, with a great sized country kitchen, family lounge and dining area. To further compliment this stunning home - Step outside the patio doors, to the inviting outdoor entertaining area. Featuring paved, grassed and artificial easy-care areas for the kids and furry friends to play, plus a sparkling azure blue, swimming pool, with plenty of seating areas. It's absolutely perfect for enjoying Western Australia's warm summers! What more could you wish for? Take advantage of this amazing lifestyle. This is one you have to experience. // Who to contact // Julie Cross 04521 92463 \*\*\*Property features\*\*\* DOUBLE GARAGE/Covered car port OPEN PLAN KITCHEN, DINING AND LOUNGE, overlooking the spectacular, alfresco and sensational pool areas KITCHEN features - Beautiful country feel, with plenty of work space, 5 gas cooktop, 900mm oven, big fridge plumbed recess, dishwasher, island bench, plus an abundance of cupboards & drawers, breakfast bar and handy shoppers entrance Extra Large, FAMILY LOUNGE, with extensive windows and doors, opening up, to the beautiful entertaining and pool areas Spacious, DINING AREA Extra LOUNGE/THEATRE/MOVIE room HOME OFFICE / STUDY MASTER BEDROOM, with split system air con, walk in robe, en-suite bathroom with double shower, vanity, heat lamps and wc BEDROOM 2, 3, 4 & 5, are of a great size - with built in robes & access to the family bathroom FAMILY BATHROOM, with floor to ceiling tiles, vanity, bath & shower & heat lamps Well-appointed LAUNDRY, with access to drying area and WC Linen cupboard \*\*Outside\*\* Wonderful undercover, alfresco area with plenty of seating areas and dedicated bar Front and back gardens with grass and low maintenance plants Dazzling swimming pool, with additional room to lounge or play Rear gated access \*\*Extra Features\*\* Window shutters Downlights Split system air conditioning units New evaporative air conditioning Security doors Reticulation // About the location // Close to beautiful parks and some of the best schools in the north. Walking distance to public transport links, a few minutes' drive to freeway access and Lakeside shopping centre. Don't forget - Perth's beautiful white sandy beaches are just 5 minutes' away! Built - 2002 Land size - 641m<sup>2</sup> with close to 230m<sup>2</sup> of living space PLEASE NOTE: \*\* Every precaution has been taken to establish the accuracy of the above information but does not constitute any representation by the vendor or agent. Interested parties are encouraged to carry out their own due diligence in respect of this property prior to putting in an offer.