

**5 Elvina Vista, Golden Bay, WA 6174**

*Elders*

**House For Sale**

Saturday, 18 November 2023

5 Elvina Vista, Golden Bay, WA 6174

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 498 m2**

**Type: House**



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## Offers From \$649,000

Nestled in the increasingly popular beachside suburb of Golden Bay and just moments from parkland sits this simply wonderful, oversized family home. Designed to impress, the floorplan was carefully created to provide all the space the modern family needs, with an open layout offering the master suite to the front of the home, complete with luxurious ensuite and dressing area, 4 further bedrooms all positioned on the right side of the property, with the family bathroom and activity area centrally between them, a dedicated theatre room and then an epic open plan family hub with living and dining, a games area, and modern kitchen with scullery. Positioned just a short stroll from the newly opened Treehouse Cove playground, you can be sure the entire family will be more than entertained with its open green space and BBQ facilities, not to mention the ladder that takes you above the dunes to provide a panoramic lookout across the ocean and beyond. The local primary school is within walking distance with the Comet Bay College just a little further, then you have a choice of retail facilities with the Golden Bay precinct offering a bustling café, or the larger centre in Secret Harbour for all your shopping and dining essentials, and of course the incredible coastline and surf beaches that make this area so sought after. Features of the home include:-- Generous master suite at the front of the home, with feature pendant lighting, a dual walk-in robe with dressing area and resort like ensuite with double stone topped vanity, twin rain shower and freestanding bath- Four further bedrooms, all spacious in size with built-in robes for storage - Central family bathroom with bath, shower, vanity and a separate WC- Substantial laundry behind the kitchen, with built-in cabinetry and direct garden access for ease of use - Sensational kitchen with wraparound cabinetry and stone bench tops, in-built 900mm\* oven, gas cooktop and rangehood, a fridge recess and views to the alfresco - Oversized scullery that feeds from the kitchen with yet more cabinetry and bench space, a dishwasher recess and a second sink with a window to the garden in place of a splashback - Open plan family living and dining area, with sliding door access to the alfresco and a feature dividing wall to the sizeable games area - Separate theatre room, positioned away from the main living for peaceful relaxation or prime movie viewing - Activity space between the minor bedrooms, offering the children or guests an area to call their own - Dual front doors that open into a sweeping hallway that accentuates the sheer sense of space within- Tiling to the main living areas and carpet to the bedrooms, theatre and activity - Ducted air conditioning and downlighting throughout - External roller shutters to the windows - Large under roof alfresco area with a cooling ceiling fan and paving - Decked area along the side of the property offering another place to relax or entertain - Lawned rear yard with in-built seating and a corner fire pit - Modern front façade with lawned garden and covered portico to the entry - Double remote garage with roller door access to the rear garden Built in just 2019, set on a 498sqm\* block with a whopping 230sqm\* internally, this incredible home offers high-end coastal living, with quality fittings throughout, a floorplan to suit even the largest of families and a location hard to beat with its close proximity to both the beach and parkland. An absolute must view, contact Bianca on 0422 864 960 today. The information provided including photography is for general information purposes only and may be subject to change. No warranty or representation is made as to its accuracy, and interested parties should place no reliance on this information and are required to complete their own independent enquiries, inclusive of due diligence. Should you not be able to attend in person, we offer a walk through inspection via online video walk-through or can assist an independent person/s to inspect on your behalf, prior to an offer being made on the property.\*All measurements/dollar amounts are approximate only and generally marked with an \* (Asterix) for reference. Boundaries marked on images are a guideline and are for visual purposes only. Buyers should complete their own due diligence, including a visual inspection before entering into an offer and should not rely on the photos or text in this advertising in making a purchasing decision.