

**5 Hilarion Road, Duncraig, WA 6023**



**House For Sale**

Thursday, 7 December 2023

5 Hilarion Road, Duncraig, WA 6023

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 3**

**Type: House**



Harley Burke

## OFFERS by 15th DECEMBER

Family living at its best here! With this spectacular 5bedroom 3bathroom family abode backing onto the luscious Salata Park. With a fully fenced below ground pool and mancave with bar backing onto it, this is THE PLACE to be this summer. Two brand new renovated bathrooms, a separate study or nursery plus 3 separate living areas. The family living setup here is just perfect. There is also a double remote lockup garage with drive through access to a 3rd garage space with it's own roller door. Perfect for the tools and toys. There are 3 separate alfresco zones too, not to mention your own private balcony with views across the park and to the play equipment. You'll love it. Located just 600m from Duncraig High School, 150m from Melene Reserve, 600m from Glengarry Primary and 450m from Marri Reserve, it's right in the heart of Duncraig. Be quick here as this property is perfectly presented, superbly located and priced to sell. Some fantastic features include:-  
- Upstairs king sized master bedroom with own split system reverse cycle air conditioning unit, large WIR and big ensuite  
- Master ensuite has 3rd toilet, shower and is big enough to fit a 'his 'n' her' double vanity if required  
- Staying upstairs, there is wonderful parent's retreat with balcony overlooking Salata Park and pool. A lovely play to unwind and watch the sunset behind the trees at the park  
- Separate study upstairs too which would be a great nursery as it's near the master  
- Super spacious open plan family and dining which opens up out to one of the alfrescos, pool and mancave. It has a gas 'wood-like' heater, new tiled floors and ceilings  
- Separate formal lounge and dining room at the front of the home  
- Kitchen with stainless steel appliances comprising of a 800mm freestanding gas cooker and dishwasher. Double sinks, microwave nook, breakfast bar and plenty of cupboards for storage  
- 4bedrooms down stairs, 3 with double built in robes, the other has a WIR  
- The largest of the bedrooms downstairs has a fully renovated ensuite and sliding door access to the rear yard and pool area  
- 2nd ensuite is renovated with full height tiling, 2nd w/c, semi frameless shower screen and quality fixtures and fittings  
- The main bathroom with full height tiling separate shower and bath tub plus quality fixtures and fittings also  
- Double remote lockup garage with shelving on one side for extra storage  
- Drive through access to a 3rd parking space and own garage. Has its own lockup door and separate roller door  
- Gate access to Salata Park. Perfect for the kids to play at and then jump in the pool before lunch or dinner  
- Mancave with 4th toilet and wet bar. Perfect for entertaining around the pool this summer  
- Paved side parking for boat caravan or trailer too  
- Fully reticulated gardens front and back off of a shared bore  
- 14 panel solar system which is 6.2kW approx.  
- Lots of cupboard storage here too. Under the stairs and linen press  
- Manicured and landscaped gardens  
- Ceiling fans  
- Downlights  
- Fantastic neighbours and a wonderful street  
- 259m<sup>2</sup> of living- 680m<sup>2</sup> block  
For more information on this property or to book your own private inspection, PUT BURKE TO WORK on 0402 456 209 today.