

5 Laverton Rise, Dawesville, WA 6211

Mandurah

House For Sale

Tuesday, 21 November 2023

5 Laverton Rise, Dawesville, WA 6211

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 627 m2

Type: House



Nadine Bakhuizen

0895819999

\$699,000

Nadine Bakhuizen from Harcourts Mandurah proudly welcomes 5 Laverton Rise, Dawesville to the market. An amazing lifestyle of fishing, surfing, crabbing and boating awaits, when you secure this meticulously cared for residence on a large 739sqm block, situated just 300m from the beach in the Florida Beach area of Dawesville. Escape the hustle and bustle and enjoy the tranquil laid-back lifestyle that this great location offers. Breath-taking sunsets, morning walks along the white sandy beaches and crystal blue waters are all at your fingertips. This home boasts 4 generous sized bedrooms, 2 fully renovated bathrooms and a separate lounge room. In the heart of the home, is a newly renovated entertainer's kitchen, overlooking the open plan living with plenty of stone benchtop space and stainless-steel appliances. The king-sized master bedroom boasts a walk-in robe and an ensuite with a shower, toilet and single vanity with a stone benchtop. The three queen-sized minor bedrooms feature built-in robes and provide ample space for family and guests. The large main bathroom is central to the minor bedrooms and offers neutral tones for a timeless appeal. The open plan living flows seamlessly onto an impressive 3.5m x 18m approx. gabled alfresco and BBQ entertainment area, surrounded by low maintenance terraced gardens. A verandah runs 15m down the length of the home to provide extra shade, creating the ultimate entertaining area for family and friends. Additional features include a double security door entry, high ceilings, timber and ceramic tile flooring, neutral tones throughout, skirting boards, solar panels, three-phase power, a security system and reverse cycle air-conditioning. Features: • Double security door entry • Large 739sqm block • 4 bedroom, 2 bathroom home • Double garage with drive through access • Separate lounge room with double glass doors and access to the entertainment area • Open plan living • Renovated kitchen with quality stainless appliances, stone bench tops, microwave and dishwasher recess and a large walk-in pantry • King-sized master bedroom with a walk-in robe and an ensuite with a shower, toilet and single vanity with a stone benchtop • 3 queen-sized minor bedrooms with built-in robes • Central main bathroom with shower, bath and single vanity with stone benchtops • Renovated laundry with storage and stone benchtop • Kasia timber flooring in bedrooms and separate lounge room • Ceramic tiled flooring in the open plan living • Skirting boards throughout • High ceilings • Security system - motion censored • Three phase power • Daikan ducted reverse cycle air-conditioning • Solar panels for energy efficiency • NBN connected • 3.5 x 18m approx. gabled alfresco and BBQ area • 1.5m x 15m approx. side verandah • Rear outdoor shower • Reticulation • Terraced back garden and grassed area • Low maintenance • Garden shed • 200m approx. to Caddadup Reserve • 300m approx. to Florida Beach • 3km approx. to The Cut Golf Course • Easy access to Pyramids Beach • Coles shopping Centre and excellent schools nearby Water rates: \$1,488.73 approx. Council rates: \$2,200.00 approx. *All measurements are approximate* Do yourself a favour this weekend and come see why this is the perfect place to switch off from the busy city life, take a stroll down to one of the best beaches in WA and just enjoy all of what Florida beach has to offer! Contact me today to arrange your viewing - Nadine Bakhuizen from Harcourts Mandurah on 0458 345 533. This information has been prepared to assist in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Mandurah do not warrant or guarantee the accuracy of the information, or take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.