

**50 Lindsay Beach Boulevard, Yanchep, WA 6035**



**Sold House**

Saturday, 9 March 2024

50 Lindsay Beach Boulevard, Yanchep, WA 6035

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 375 m2**

**Type: House**



Helen Michael

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**\$570,101**

Highly sought after area in the ever popular Capricorn Beach enclave. Easy stroll to beaches, cafe, art gallery, surf club, parks, adventure playground, transport, and the ongoing Capricorn Beach foreshore development. Sitting high above the street this beautifully presented, and spacious, 3bd 2bth rendered double brick and iron roofed home is light, bright, and airy, capturing all the breezes. The limestone steps take you up to the front garden which is private and easy care. All the living and traffic areas are tiled, and there is a central living and kitchen area which adjoins the alfresco. The kitchen is well-appointed with 900mm gas hob and electric oven, pantry, and double sink, with space for a dishwasher. At the front of the home off the entry hall, is a separate lounge room/theatre, and across the hall is the master bedroom suite. The bedrooms are all queen size with built-in robes, the master is king size, with an adjoining walk-in robe and ensuite bathroom. The home is cooled by a ducted evaporative air conditioner. This home is a beauty! Make it your palace or perfect addition to your portfolio. Currently tenanted at \$460 per week until 30 April this year and the professional tenants would be happy to stay on. The current Rent Appraisal is \$550-\$580 per week. Inspection by appointment only unless sold prior. Call Helen Michael from Ray White Northern Coast on 0408 956 117 today. Disclaimer: The above information has been provided by sources we deem to be reliable. We do not accept any responsibility to any person for its accuracy. All interested parties should rely upon their own enquiries in order to determine the accuracy of this information.