

**51 Marlin Way, Singleton, WA 6175**

**House For Sale**

Friday, 22 December 2023

AQWASUN  
ESTATE AGENTS

51 Marlin Way, Singleton, WA 6175

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 600 m2**

**Type: House**



Aaron Rolt  
0895371220



Annette Rolt  
0409489534

## MID to HIGH \$600,000

**OPEN HOME SATURDAY** If you have ever wanted a pool, then your search ends here, with the mercury rising this is the perfect place to be. You also have the option to take a stroll down to our beautiful beaches for an ocean swim to enjoy the best of both worlds! Welcome to 51 Marlin Way, Singleton, WA. This four-bedroom, plus large study/bed5 and two-bathroom home sits on a 600sqm block & has everything you need. Recently refurbished with fresh paint and new carpets throughout, this property offers a spacious open-plan layout, an oversized theatre media room, and a large alfresco area that overlooks easy care gardens. Enjoy the bonus of a Bali gazebo where you can relax after a swim in the below-ground pool. Key Features:- Attractive street presence with terraced gardens and a walkway to the front portico- Double garage parking with shoppers' entrance into the kitchen- Potential for side access parking- Large master bedroom with built-in robes and ensuite with separate toilet- Oversized theatre room, perfect for a home cinema or home business (STCA)- Three generous-sized secondary bedrooms with built-in robes- Home office/bed 5- Family bathroom with basin, shower and bath- Laundry with a separate toilet- Spacious open-plan dining, family, and kitchen area- Kitchen features laminate benchtops, stainless steel appliances, and ample storage- Alfresco entertaining area under the main roof, with a patio adjacent along the west side- Below-ground pool with Bali gazebo and low-maintenance gardens- Large, powered garden shed- Potential for side access- Solar power- Ducted air conditioning Location: Located in the growing community of Singleton, this home offers convenience and lifestyle. Enjoy easy access to local amenities, primary school, transportation, beautiful Harmony Lake and parkland close by and of course the stunning coastline of Singleton. Contact Aaron on 0406301229 or Annette on 0409489534 today to view this property. Don't miss out on this opportunity! Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent inquiries.