

**54 Eldon Street, Shoalwater, WA 6169**

**Harcourts**

**Sold House**

Monday, 14 August 2023

54 Eldon Street, Shoalwater, WA 6169

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 615 m<sup>2</sup>**

**Type: House**

## Contact agent

Set in a quiet corner position nestled between Lake Richmond and the Shoalwater coastline, this expansive family entertainer showcases a combination of style and functionality to deliver the ultimate indoor outdoor living experience. Comprised of four well proportioned bedrooms and multiple entertaining areas, this feature packed property includes a home cinema, games area, separate home office and a below ground swimming pool as just some of the many highlights this residence has to offer. PROPERTY FEATURES- Walking distance to the Shoalwater Foreshore- An expansive open concept kitchen, dining, casual family living and games room features highlight windows and soaring raked ceilings that extend into the poolside alfresco area- The large gourmet kitchen includes an island bench, breakfast bar, 900mm gas cooktop, dishwasher, stainless steel appliances, granite benchtops and a walk in pantry- Centre opening sliding doors from the main living area offers the ultimate indoor/outdoor poolside entertaining experience under the decked alfresco, complete with high raked ceilings and a bar- A blacked out theatre room offers the ultimate cinematic effect- Separate study located at the front of the house- Grand master suite with a walk in robe, direct external access to the rear outdoor area, and open ensuite with a double shower, bath, twin vanities and a separate powder room- Three minor double bedrooms with built in robes and ceiling fans- Main bathroom with full height tiling, shower, bath and vanity- Laundry with shelving, hamper storage, overhead cabinetry, bench space and external access- Crystal blue heated pool with a tranquil water feature- Enclosed front yard with lawn for kids and pets to run around- Ducted evaporative air conditioning and R/C spit system air conditioning in the master bedroom- Security screens fitted to external doors and roller shutters fitted to front windows & all four bedrooms- High ceilings- Solar panels- Ample verge space allows space to park extra vehicles- Double automatic lockup garage- Store area & kid's cubby with slide, accessed via the carport- Security system- Garden shed- 10 Minute walk to Shoalwater IGA, Café, Restaurants and Pharmacy- Right by the scenic walking tracks around Lake Richmond- A short drive to a selection of surrounding beaches - 615sqm- Tenanted on a fixed term lease until the 1/8/2023 at \$600 per week. You are always welcome to contact NOLA TULLY or any of her team if you would like further information regarding this fantastic property or would like to organize a personal inspection.