

56B Beach Road, Watermans Bay, WA 6020



House For Sale

Thursday, 30 November 2023

56B Beach Road, Watermans Bay, WA 6020

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 443 m2

Type: House



Sean & Jenny Hughes
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Set Date Sale - Offers Close 5pm 13th December

What we love Be the first to experience this stunning brand-new 4 bedroom 3 bathroom two-storey street-front residence and the custom modern class that it has to offer, just footsteps away from the surf and sand. A quality low-maintenance "lock-up-and-leave" lifestyle awaits, with an impressive façade boasting an attractive aggregate driveway that flows on to the property's side pathway, as well as a striking wide feature entry door under the front portico. Downstairs, a spacious and carpeted fourth or "guest" bedroom suite boasts full-height built-in wardrobes and semi-ensuite access into a stylish third bathroom with a rain shower, stone vanity and access into a two-way powder room. A foyer storage cupboard captures clothing from the chute upstairs, whilst double sliders reveal a separate theatre room with a striking recessed ceiling. The sunken open-plan living, dining and kitchen area is where most of your casual time will be spent, with the Hamptons-style kitchen itself oozing style in the form of sparkling stone bench tops, a breakfast bar, an integrated range hood, a five-burner 900mm-wide Richmond Deluxe gas cooktop, a Belling oven setup and a semi-integrated Bosch Silence Plus dishwasher. An enclosed alfresco deck off here features raking timber-lined cathedral-style ceilings and has a stone/bar area that encourages indoor-outdoor entertaining. It also flows out to a sunken backyard-lawn area, as well as a shimmering below-ground rear Aqua Technics swimming pool. Upstairs, the main sleeping quarters are headlined by a separate study and a commodious master suite that is also carpeted for comfort and plays host to a fitted "his and hers" walk-through robe, a sumptuous ensuite beyond it and a covered north-facing balcony with double privacy doors and sensual sea breezes filtering across throughout most of the day.

What to know Extras of this solid double-brick-and-tile home – with a concrete suspended slab – include double-glazing to the upper-level master suite, 20kw of Panasonic ducted reverse-cycle air-conditioning with Zone Touch 3 touch-pad air/zone controls, a 6kw solar-panel package, an Escae gas log fireplace in the downstairs living area, ceiling fans to all bedrooms and living areas, Fienza vintage tapware, solid wooden Jarrah flooring to the ground floor, Hamptons shaker cabinets and stone bench tops throughout, 34-course-high ceilings to the main lower-level living zone, white plantation window shutters, security doors and screens, an instantaneous gas hot-water system, NBN readiness (with a security-alarm system), full landscaping and reticulation, easy-care gardens and a remote-controlled double lock-up garage with internal shopper's entry and access to the side drying courtyard off the laundry. Stroll around the corner to bus stops, The Little Bay and beautiful Watermans Bay Beach itself, with Marmion Primary School, Marmion Village Shopping Centre and the lush Braden Park also within easy walking distance. Picturesque "Class A" Star Swamp Bushland Reserve walking trails are nearby too, as are the likes of more cafes and restaurants along the vibrant Flora Terrace strip, Sacred Heart College, community sporting facilities, major shopping centres, golf courses, the freeway, Warwick Train Station and the magnificent Hillarys Boat Harbour. It's time to make the most of the coast, the only way you know how.

Who to talk to To find out more about this property, you can contact agents Sean and Jenny Hughes on 0426 217 676 or Oliver Hess on 0478 844 311, or by email at hughesgroup@realmark.com.au.

Main features- 4 bedrooms, 3 bathrooms- Upstairs study and master suite- Downstairs guest suite and powder room- Theatre room- Open-plan living/dining/kitchen area- Enclosed indoor-outdoor alfresco deck- Balcony entertaining- Swimming pool, double garage and more- 443sqm (approx.) street-front block with a north-facing frontage