

**6 Nobilis Street, Beeliar, WA 6164**



**House For Sale**

Friday, 3 November 2023

6 Nobilis Street, Beeliar, WA 6164

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 450 m2**

**Type: House**



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## BEST OFFERS FROM \$799,000

• Welcome to 6 Nobilis St Beeliar - A generous family home showcasing modern design with effortless flow between the spacious living zones and private, quiet spaces, perfect for every member of the family to enjoy today's modern lifestyle. Sitting comfortably on an elevated 450sqm corner block, accommodating 4 bedrooms, 3 bathrooms and multiple living zones and a wealth of storage, this is a home you can live in and love and grow into for the future. The kitchen is a delight for the home chef filled with function, style and practicality. The long, Island bench, great for casual meals and good workable bench space, a double wall oven and separate scullery for ease when entertaining and loads of cabinetry including a built in buffet to display all your beautiful dinnerware and glasses. Perfect for celebrating all those family occasions the open plan kitchen, dining and living is a sizeable area that flows seamlessly outdoors to the decked alfresco for extra convenience. The home theatre in the centre of the home provides dedicated screen space for movie nights and second living space for families to enjoy. With double doors it can be closed off for a more cinematic experience or just for a bit of privacy. The stunning master suite is your personal sanctuary - a generous sized room with sleek ensuite including huge shower and soaking bath tub, a walk in robe with feature cupboards and shelving. Bedrooms 2,3 and 4 include BIR's and are cleverly coupled with the activity room and serviced by 2 bathrooms creating the ideal kids zone. The activity room features loads of built in storage for the kids toys and both bathrooms include vanity shower and a toilet. So many aspects to savour and enjoy in this home, timber flooring feels warm underfoot, modern lighting, coupled with neutral walls and charcoal and white finishes creates a sleek contemporary look throughout. Outdoors the decked, all-weather alfresco ensures entertaining all year round, while the double lock up garage has rear access with single roller door at the rear and extra space at the side of the house. INVESTORS take advantage of this home's current tenant until 16/2/2024. Key Features Include:- Elevated 450 sqm corner block with 4 bedrooms and 3 bathrooms.- Large Master bedroom - ensuite with feature freestanding bath tub, walk in robe with built in shelving.- Bedrooms 2,3,4 all good size with BIR's.- Activity room and 2 bathrooms with vanity, shower and toilet situated near minor bedrooms to create a kids zone.- Theatre room can be closed with double doors for privacy.- Open plan Kitchen Dining Living area- Sleek kitchen with two ovens, s/s appliances, Island bench and breakfast bar and separate Scullery.- Decked all-weather Alfresco area.- Double remote controlled garage with rear access and single roller door at the rear.- Complete home water filtration system.- Solar Panels and solar battery.- Huge storage in the Attic with easy pull down access.- R/C air-conditioning.- Loads of built in storage.- Secure gated front entrance and rear.- Alarm, security cameras and security screens. In a great pocket of Beeliar with everything in easy reach... close to IGA Beeliar, access to Beeliar Drive, short drive to all amenities, Cockburn Gateways Shopping centre and more!