

6 Saddington Crescent, Mosman Park, WA 6012



House For Sale

Friday, 15 March 2024

6 Saddington Crescent, Mosman Park, WA 6012

Bedrooms: 5

Bathrooms: 3

Parkings: 3

Area: 760 m2

Type: House



Bev Heymans
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Offers closing 11th April

Offers closing 11th April 2024 (unless sold prior)The understated elegance of this expansive residence creates an immediate impact and leaves a lasting impression.Further enhanced by the coveted river lifestyle, the home will appeal to families looking for well thought out interior spaces, excellent separation, multiple living zones and year-round usability.Designed for secure and convenient living to enjoy the freedom of a lock up and leave lifestyle in arguably one of the most sought-after river precincts. Features:• Elevated 760sqm block• River views• Meticulously maintained two level homeGround level:• Grand entry via solid wrought iron double doors• Foyer• Four large bedrooms, all with built in robes• The bedrooms are split into two separate zones, each with two bedrooms and a bathroom• Laundry• Activity area/Gym with kitchenette• Heated solar indoor pool for year round use• Garaging for three carsUpstairs:• Theatre/games room• Study• Very large open plan living and dining room with gas fireplace. • Informal living room with gas fireplace• Large alfresco dining area with bifold doors opening out to the balcony• A Gordon Ramsay kitchen! This truly is a chef's delight complete with two island benches. Appliances include convection oven, combination steam and convection oven, steamer, in-built coffee machine, microwave, warming draw, 5 burner gas hotplate - all Miele, adjustable extractor, two dishwashers, Liebherr double door fridge/freezer, filtered water dispenser and wine storage. The walk-in pantry includes additional storage, bench space and freezer unit.• The outdoor kitchen includes gas BBQ, cooktop, wine cooler, 2 door fridge/freezer, sink and in-built table. This area also opens up to the balcony via bifold doors.• Master bedroom with large ensuite bathroom and designer walk in robe• Guest powder roomAdditional features include:• Electric remote controlled front gates• Fully reticulated gardens including pots• Garden lighting• Sensor lights for security• Lockable pedestrian entry gate• Solar panels• Solar heated pool• Dumb waiter access from garage to kitchen• Bose surround sound in theatre room• Fully ducted and zoned reverse cycle air conditioning• Smaller reverse cycle units for nighttime use• Low maintenance gardens• Additional secure off-street parking for 4 carsApproximate outgoings: Council Rates: \$7,111.85 pa Water Rates: \$3,209.28 pa *Please note that while best effort is made to ensure rates are correct at time of listing, they are provided for reference only and may be subject to change. Chattels depicted or described are not included in the sale unless specified in the Offer and Acceptance. The seller has the right to sell prior to the closing date.