

6 Sombre Rise, Halls Head, WA 6210

Mandurah

House For Sale

Monday, 15 April 2024

6 Sombre Rise, Halls Head, WA 6210

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 375 m2

Type: House



Alison Hobbs
0895819999

Best Offer Over \$659,000

Coastal Luxury with Sparkling Pool This gorgeous home is only meters from the beach with high quality finishes on a low maintenance block with heated Magna pool, artificial lawn and lovely gardens. This 3 bedroom property has a theatre room or 4th bedroom plus activity room has beautiful finishes throughout. Stunning neutral décor, high 31 course ceilings, modern Wood look vinyl plank flooring and LED lighting. Internal Features: Fantastic kitchen with gorgeous stone bench tops, large 900 gas cooktop, 900mm electric oven, canopy rangehood, dishwasher, corner pantry with power. Double stainless steel sink, plumbing for fridge, soft close drawers, overhead cupboards and gorgeous pendant lighting. Dining and lounge area off the kitchen with sliding doors to the alfresco area. Concealed smart wiring. Theatre room that could be a 4th brm if required, complete with smart wiring. Stunning master bedroom with modern white shutters. Large WIR and ensuite complete with stone bench tops and heat lamps for winter. The 2nd and 3rd bedrooms are queen size with BIR's. A handy activity room with Plantation shutters, great for a home office or play room for kids. Great bathroom with heat lamps, separate bath and shower. Laundry with double linen cupboard, stone bench tops and access to outside. Separate WC. Reverse cycle ducted air conditioning with 8 zones. External Features: Fantastic North facing alfresco area perfect for entertaining with Magna pool and Travertine paving. The quality continues out here with recessed ceilings, power and water. Manicured gardens complete this lovely area where you will spend lots of your time with family and friends. Artificial turf ensures you will not need to spend much time keeping it looking great and save on water bills. Perimeter alarm for security. 18 solar panels, 5Kw Gas instantaneous HWS. Double lock up garage with shopper's entry and alarmed. Perfect low maintenance 375sqm block. Insulated. Alarmed. NBN connected. Built in 2016. Council Rates: \$2,400 pa (approx.). Water Rates: \$1,525 pa (approx.). This home is located close to Seascapes shops and cafes and only 5 minutes to Mandurah foreshore. It is ocean side living at its best being low maintenance but with a great sized home. Call Alison Hobbs on 0416 134 623 any day to arrange your private inspection. Don't hesitate or it will be gone! This information has been prepared to assist in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Mandurah do not warrant or guarantee the accuracy of the information, or take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.