

# 60D Croyden Road, Roleystone, WA 6111

## House For Sale

Friday, 3 May 2024



60D Croyden Road, Roleystone, WA 6111

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 6**

**Area: 2013 m2**

**Type: House**



Fraser Williams

0439092248

## UNDER CONTRACT

UNDER CONTRACT by FRASER WILLIAMS of BLOOM REAL ESTATE WA!60D Croyden Road presents as a dream for anyone seeking a serene lifestyle surrounded by nature's beauty. The expansive block and proximity to outdoor activities - like mountain biking and bushwalking - make it perfect for those who enjoy an active lifestyle. With the Canning River nearby, there's even more opportunity for recreation. The interior of the home is equally impressive, radiating a Hills charm with contemporary styling and a standout kitchen boasting a granite benchtop and ample storage. The multiple living areas, including an upstairs retreat, offer versatility and space for the whole family to enjoy. The fourth bedroom offers multifunctionality and is currently converted to a home office. Multiple climate control options ensure year-round comfort, while the slow combustion fireplace adds a cosy touch for those cooler months. The outdoor entertaining area is the perfect spot to soak in the stunning views of the Araluen Valley while basking in the morning sun. With the spacious lawn and fenced property, there's also plenty of room for kids and pets to play safely. Additional features, such as the private master suite, undercroft parking, and EXPANSIVE undercroft workshop/storage, add even more value to this already impressive property. Overall, this hilltop residence is a rare find indeed, offering both a peaceful lifestyle and modern conveniences. It's definitely worth considering for anyone in search of their own slice of paradise in the Perth Hills. Contact me today to register your interest in a private viewing. **DISCLAIMER:** All information is believed to be reliable and accurate, but clients must make their own independent enquiries and must rely on their own personal judgment about the information included in the attached documents. Bloom Real Estate WA accepts no responsibility for the results of any actions taken or reliance placed upon any attached documents by a client.