

**63 Lyons Road, Waroona, WA 6215**



**Sold Lifestyle**

Tuesday, 28 November 2023

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Area: 4 m2

Type: Lifestyle



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## Contact agent

Nestled at the base of the Darling Scarp, this lush 10-acre lifestyle block offers an idyllic retreat for nature enthusiasts. With two dams, one fed by a natural soak, and beautiful views, this property is a haven of tranquility. The recently completed driveway ensures easy access, and the natural bush surroundings provide the perfect backdrop for your dream home.

**\*\*Property Highlights:\*\***

- \*\*\*\*Location:** Just 2 minutes from the thriving town of Waroona
- \*\*Accessibility:** 1 hour 10 minutes to Perth, 45 minutes to Bunbury, 30 minutes to Mandurah, and 15 minutes to Pinjarra
- \*\*Scenic Views:** Enjoy stunning vistas and natural beauty in every direction
- \*\*Water Features:** 2 dams, including one with a natural soak, enhancing the property's appeal
- \*\*Privacy:** Tucked away and private, offering a serene and secluded lifestyle
- \*\*Convenience:** Easy access to the Australind train, connecting Perth to Bunbury twice daily
- \*\*Nearby Attractions:** Only 20 minutes to Preston Beach, a perfect getaway spot
- \*\*Infrastructure and Utilities:\*\***
- \*\*\*\*Power:** Available for connection, making building your dream home a breeze
- \*\*Water:** Scheme water available for connection

Escape the hustle and bustle, build your dream home, or create your country retreat on this hidden gem of a property. Embrace the best of both worlds - the tranquility of nature and the convenience of nearby towns. Don't miss this opportunity to own a slice of paradise! For more information or to arrange a viewing, please contact: Carolyn Faulkner Phone: 0427 777 470