

7 Amoria Court, Mullaloo, WA 6027

Sold House

Wednesday, 23 August 2023

7 Amoria Court, Mullaloo, WA 6027

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 802 m2

Type: House



Davide Palermo
0412249002

\$820,000

Inspection by Private Appointment Only. Welcome to 7 Amoria Court, Mullaloo—a stunning property that offers the epitome of coastal living. This exceptional 3-bedroom, 1-bathroom double-storey family home is a rare find in the highly sought-after Mullaloo neighborhood. Situated within a whisper-quiet cul-de-sac, this large 802sqm land holding presents a fantastic opportunity to secure a spacious and comfortable home with ocean views and walk to beach lifestyle. From the moment you step inside, you'll immediately appreciate the attention to detail and the recent renovations that have transformed this house into a true gem. One of the highlights of this property is the solar-heated salt-water below-ground spa and swimming pool—a luxurious addition that promises hours of enjoyment for the whole family. The expansive backyard, with its lush-green lawns, provides ample space for outdoor activities and entertainment. The thoughtful layout of the home ensures maximum flexibility. The spacious and carpeted front lounge can be easily transformed to suit your needs, whether it's a cozy retreat, a home office, or a playroom. Additionally, the separate formal dining room offers versatility and can be converted into a study or an additional bedroom. Upstairs, a massive living area serves as an ideal games room or teenagers' retreat, complete with pleasant ocean glimpses and a private entry into the third bedroom. With its spacious layout, this area presents endless possibilities for customization to suit your unique lifestyle. Located just approximately 1.1 kilometers from the nearest swimming beach at North Mullaloo, this property offers not only a fantastic coastal lifestyle but also convenient access to a variety of amenities. Features you will love: Downstairs: • Impressive entry way with wood spiral staircase • 3 living areas • Large front lounge carpeted and with dual door entry • Formal Dining room overlooking backyard • Renovated kitchen with dishwasher • Double seat study nook or breakfast bench • Master Bed with walk in robe • Main Bathroom with master access • Separate shower to bath • Second guest toilet off laundry • Flooring of carpet to lounge and master bed • Tiles to living areas • Solar heated salt water spa and pool • Single carport • Powered workshop with vice bench • Garden shed • Shade sail and rock waterfall feature to swimming pool area • Ducted reverse-cycle air-conditioning • Monitored security alarm system • Instantaneous gas hot water system • Reticulation to garden • Two internal gas bayonets to main downstairs living areas • Side double-gate access off the carport Upstairs: • Features Ocean views to the north and south • Large open plan carpeted area that can be a third living space or large bedroom • Third or fourth bedroom • The size of the second level really does allow for remodelling and additional use space Information you will need: • Approx 802sqm block • Built in 1985 • Water Rates Approx: \$1,200 p/a With a plethora of amenities just minutes away, including the beautiful Mullaloo beaches, quality schools, parks, and entertainment facilities, this is the perfect location to embrace the coastal lifestyle. Not to forget about this properties easy access to Ocean Reef Road and the Mitchell Freeway, what a way to unwind on the drive home to those ocean views. Don't let this opportunity pass you by—make this exceptional home yours today! Inspection by Private Appointment only please contact: Denelle Bernhardt | 0455 039 276 | denelleb@theagency.com.au Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.