

7 Boothman Mews, Golden Bay, WA 6174

Sold House

Wednesday, 31 January 2024

7 Boothman Mews, Golden Bay, WA 6174

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 2012 m2

Type: House



Rachel Molini
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\$1,172,000

Rachel Molini proudly presents to the market for the first time, 7 Boothman Mews, Golden Bay. The original owners built this gorgeous family home back in 2002. Since then it has been loved and enjoyed by the original owners. Recently updated and thoughtfully renovated, it's the epitome of move in ready! Situated on a 2012sqm lifestyle block, this 4 bedroom, 2 bathroom home has everything you could possibly need! Picture yourself enjoying a more laid back way of life, tucked away in this quiet enclave of Golden Bay, surround by stunning trees and a lush green landscape. Oozing curb appeal, you'll feel the stress of your workday slip away as soon as you arrive home. The grounds are lush and green, thanks to the bore and well planned reticulation system. Heading inside the home, there are 4 bedrooms, two separate living zones, along with a multi purpose room and a spacious open plan kitchen/dining area. The recently updated kitchen, with stainless steel appliances has plenty of bench and storage space along with a good sized pantry and dishwasher. You'll be kept cozy during the winter months thanks to a wood burning fireplace, along with ducted reverse cycle air conditioning to ensure your comfort during the long summer months also. The generously sized Master suite has a large a separate dressing room, along with built in robes in the main bedroom. The gorgeous, light filled recently renovated en-suite features floor to ceiling tiling, a large shower and spa bath that looks out to the pool area. Other features of this home include, 3 Double sized minor bedrooms, a recently renovated family bathroom and a well proportioned laundry room with plenty of bench and storage space. Stepping outside to the back yard you are met with an exceptional outdoor area including a below ground pool! The HUGE alfresco space is useable all year round, thanks to its clever design making entertaining a breeze. With plenty of parking available, along with a double remote garage along and large side access, there's more than enough room for a caravan & boat! Additionally, there's also a large powered shed with a roller door and an additional single door access to a separate storage area. Located next to the shed, there's a secure lawned area in the backyard offering plenty of space for kids/pets to play safely contained. Properties in this highly sought after area are tightly held and you can see why! Set in a picture perfect location, yet only a short drive to local amenities and transport links, this home really is the perfect package. Additional features:- Block: 2012sqm- Living: approx. 265sqm- Built 2002- 4 bedrooms- 2 bathrms- 2 living areas- Ducted reverse cycle air conditioning - Side access- Below ground pool- Large powered shed- Bore reticulation- Large alfresco area- Council rates \$ TBC- Water rates \$276 approx. pa Viewing is strictly by appointment, to qualified buyers only. Call Rachel Molini today on 0420 861500 to arrange a viewing. Don't let this opportunity pass you by! It's a home where you can create the life you've always dreamed of. Call Rachel Molini on 0420 861500 to arrange an inspection. This private treaty/sale is being facilitated by Openn Offers (an online sales process). It can sell to any Qualified Buyer at any time. Register your interest at the Openn App/Website or contact the sales agent IMMEDIATELY to avoid missing out. <https://anz.openn.com/app/p/cmt0obcuti83edm9hiu0> 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.