

70 Kiap Road, South Yunderup, WA 6208

Mandurah

House For Sale

Wednesday, 29 November 2023

70 Kiap Road, South Yunderup, WA 6208

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 643 m2

Type: House



Chris Parsons
0895819999

Best Offer Over \$699,000

Chris Parsons from Harcourts Mandurah is pleased to present 70 Kiap Road, South Yunderup to the market. Positioned on a large 643 sqm block, this two storey home has commanding views across the picturesque canal and is ready and waiting for someone who will appreciate her holiday style charms and renovation potential! Established homes at this price point rarely become available on the beautiful canals of South Yunderup so this is a unique opportunity in this highly sought after location. Life here is laid back and is all about enjoying life on the water. Sail on down to one of the fabulous local dining options or venture a little further up the estuary and enjoy fish and chips or a cold beer in Mandurah. This is living! Downstairs features open plan living at the rear, opening to the full length patio. Facing south, this will be the perfect spot for summer entertaining as you are shielded from the afternoon sun. The kitchen features a double door pantry, wall oven and microwave recess. Bedroom two is located at the front of the home and is fitted with a built in robe and carpet. The bathroom has a corner bath and shower, the laundry with a linen closet for storage. The ground floor living area features floor tiles for easy cleaning. Upstairs you will find a spacious living area with it's own balcony and plenty of windows to capture the views that come with waterside living. This is a large area and could easily accommodate a third bedroom. The master bedroom has a built in robe and the ensuite functions well with glass shower, basin and toilet. The front of the home has an established mango tree and double carport with through access to the 3.8m x 6m (approx.) shed. A fence divides the rear of the block, ensuring a secure place for your pets. From here step down to a lovely lawned landing which is adjacent to the slipway. Place an outdoor chairs and table here and watch the world go by on the water. Features include: Two living areas over two levels Incredible water views Two reverse cycle split systems and multiple ceiling fans throughout Solar panels Double carport 3.8m x 6m (approx.) shed Slipway South Yunderup is one of the Peel Region's best kept secrets. This picturesque suburb borders the Estuary and Murray River offering an abundance of parks, public open spaces and Estuary access. The iconic 'Adventurescape Playground' is a huge asset to any family-orientated households, plus there are multiple schools, cafes / restaurants, a sports and recreation club and a shopping precinct in the immediate local area. Just 12.5km from the Centre of Mandurah and a 5 minute drive from the Kwinana Freeway heading to Perth, South Yunderup is consistently showcasing some of the best-value homes available in the market. Don't miss the opportunity to make this canal front home your own. Schedule a viewing with me today, Chris Parsons from Harcourts Mandurah on 0459 752 640. 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.