

**7A Cox Court, Willagee, WA 6156**



**House For Sale**

Friday, 3 November 2023

7A Cox Court, Willagee, WA 6156

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 327 m2**

**Type: House**



Siobhan Micale  
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## Offers Above \$900,000

Combining bespoke luxury and design expertise, this stunning centrally located property will give you an indulgent contemporary feel every single day. With 3 bedrooms and 2 bathrooms making the most of this easy care 313sqm survey strata block, this is your best opportunity for refined living in one of the most sought-after neighbourhoods in the metropolitan area. Crisp tones and natural textures hint at the attention to detail within these walls. As you enter this property, you will be gently drawn down the hallway and into an extensive light-filled living area. An entertainer's dream this open and inviting space will be the backdrop to a lifetime of milestones and moments of celebration. The owners have thought of everything with this stunning chef's kitchen complete with wine fridge, a butler's pantry keeps the day-to-day out of sight, and allows the sleek waterfall bench-top and tailor-made window overlooking the trellis garden to be the predominant features. From the kitchen, enjoy sweeping views across your formal dining area and through to spacious living complete with cascading light from north-facing sliding doors which lead out onto an elegant outdoor entertaining space. With aggregate concrete flooring and protected from the elements, this provides year-round options for outdoor dining and entertaining. A bespoke staircase (complete with a storage cupboard under the stairs that you don't have to be a Harry Potter fan to fully appreciate), leads to a master suite of rooms. At the top of the stairs is a second living space which to draw on limitless natural light from surrounding windows. Your master is spacious and bright with a generous walk-in robe and sumptuous ensuite with floor-to-ceiling tiles. A versatile additional bedroom is available and ready for whatever you require. A home office, nursery, or creative studio this is a lovely space that will suit your needs down to the ground. Two additional double bedrooms are located on the ground floor at the front of the property. Both offer privacy and space while remaining part of the central hub of this property. A spacious family bathroom with the same high-quality finishes as your master ensuite completes the family wing of this property. As you step beyond your front door, Archibald Street shopping precinct - which includes Willagee Library, IGA, GP, and dentist - is practically on your doorstep, and enables you to enjoy the very best in locally owned and run coffee shops, bakeries, and restaurants. There's nothing quite like being able to call in at your local bakery as you stroll to the park on a sunny summer's morning and settle into your new and effortless lifestyle. Set amongst the thriving community of Willagee, this remarkable property is not to be missed. Phone Siobhan Micale, Willagee's No 1 Selling Agent, to view this stunning home today.

3 bedroom 2 bathroom 2+ car spaces • 2019 built stunning two storey 3 bedroom, 2 bathroom home plus study • Large north facing Master suite • Generous master ensuite features large shower, bath, vanity, heated towel rail • Extensive storage in kitchen with Butler's pantry, floor to ceiling pantry storage • Wine fridge, dishwasher included • Greywater reticulation to front and rear gardens • Zoned reverse-cycle ducted air conditioning • High ceilings throughout • Merbau wood benchtops in all bathrooms and laundry • High-end yet easy-care finishes • North facing outdoor entertaining, exposed aggregate • Solar panels with 5kw inverter • Under stair storage • Double garage with laundry nook • No Strata Fees • 226 sqm internal space (including Garage and Alfresco) • 313 sqm survey strata block + 100 sqm Common Property Driveway