

8 Bowerbird Way, Erskine, WA 6210

exp Australia

Sold House

Friday, 25 August 2023

8 Bowerbird Way, Erskine, WA 6210

Bedrooms: 5

Bathrooms: 3

Parkings: 4

Area: 375 m2

Type: House

Contact agent

Kathryn Fiorenza is pleased to offer to the market a modern two-level home located in a popular pocket of "Osprey Waters" in Erskine. While the block is modest the home is of superior size and boasts five bedrooms, neutral décor throughout and a sparkling swimming pool. Surrounded by low maintenance gardens, aggregated paths & driveway, this well designed floor plan can house a large family over two spacious levels, or provide separate upstairs/downstairs living quarters perfect for teenagers or elderly parents to reside in the home.

DOWNSTAIRS-Double bedroom, built in mirror robes, ensuite with 40ml stone bench tops, shower, and an interconnecting WC/powder room. -Separate Study -Theatre Room -The galley kitchen overlooks the living room and dining room which flows out to the swimming pool. The 40ml stone bench tops have been carried through to the kitchen, and its finished with feature counter lighting, high gloss cabinets, double fridge space, and a 900ml stainless steel oven with stainless steel 5 gas burner stove top. -A separate scullery is located between the kitchen and the laundry, complete with its own dishwasher, cabinetry and stainless steel sink. With the rear living areas of the home comprising of floor to ceiling windows, the kitchen/living aspect looks out onto the decked alfresco and features the swimming pool.

UPSTAIRS- Master bedroom, oversized walk through robe and luxury ensuite bathroom, and separate WC. -Activity or sitting area with a connecting balcony. -Two minor rooms are queen size with sliding mirror BIRs. -Third minor room is the smallest which is fitted with a robe and could make a great home office space or play room! The main bathroom is well appointed with a stand-alone deep tub, separate shower and stone bench tops.

OTHER FEATURES -Coat Cupboard at entry-All upstairs bedrooms are fitted with roller shutters-Swimming pool comes with pool cover and Robotic cleaner-Ducted Reverse Cycle air conditioning throughout -LED lighting-Instant Gas hot water system (online gas)

If you are looking for a spacious secure home less than 150m to the waterfront please contact Kathryn of eXp Australia on 0427475661. **RATES** Water: \$1526 approx p/a Council: \$2764 approx p/a

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