

8 Mirbelia Street, Hammond Park, WA 6164

Sold House

Friday, 15 March 2024



8 Mirbelia Street, Hammond Park, WA 6164

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 570 m2

Type: House



Kirstin Dunn

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Contact agent

Welcome to a home that effortlessly blends style, comfort, and practicality. Built in 2011 by Content Living and lovingly renovated to the highest standards by its current owners, this residence stands as a testament to quality and design. Perfectly positioned in one of the best streets in Hammond Park, this property is a rare gem boasting beautiful design and styling and an impeccable condition that will undoubtedly leave a lasting impression.

Features and Inclusions:

- The front yard is fully fenced and landscaped, featuring reticulated fruiting olive, apple, nectarine, lime, mandarin, and lemon trees
- Double door entry leading to a spacious foyer, highlighted by a feature-lit picture recess
- Extra-Large Primary Suite: This bedroom boasts dimmable LED downlights, a ceiling fan, two generously sized walk-in wardrobes, and three layers of custom window coverings, including blinds, block-out curtains, and sheer curtains
- Ensuite has been recently renovated and includes a toilet, a large vanity with stone benchtops and soft-close drawers, an above-counter basin, brushed gold fittings, an LED mirror, and a glass frameless shower screen
- Bedrooms two and three feature large built-in wardrobes, ceiling fans, and white plantation shutters
- Bedroom four includes a ceiling fan, a fully fitted walk-in wardrobe, and white plantation shutters
- Theatre room is spacious, with a recessed ceiling, French doors, and dimmable lighting
- Daikin ducted reverse cycle air-conditioning with zoning capabilities
- Large Home Office/Gym: A versatile space serves as a large home office or gym and features French doors
- Main bathroom has been freshly renovated and includes a large vanity with stone benchtops, a soft-close drawer, an above-counter basin, gold fixtures, an LED mirror, a bath, and a glass frameless shower
- Open plan living and dining areas are spacious, bright leading into the alfresco area
- Impressive kitchen featuring 900mm gas hotplates, an electric oven, stainless steel rangehood, double fridge recess with plumbing, double sink with a pull-out spout, Bosch dishwasher, stone benchtops with a large breakfast bar, and feature pendant lighting
- Hybrid flooring throughout the living and kitchen areas makes for easy maintenance
- Fully Renovated Laundry offering plenty of cupboard storage, benchtops, and a recess for the washing machine
- Alfresco area includes cafe blinds and overlooking the stunning heated pool with exposed aggregate surrounds, complete with a pool blanket and zodiac automatic pool cleaner
- Rear garden features automatically reticulated lawns and gardens, along with gorgeous garden lighting
- A convenient feature for pets, with a water bowl that automatically refills, along with a wall mounted food bowl
- Large gas storage hot water system
- 31c ceilings throughout
- 6.5kw Solar Panel system
- Secure front gate
- Security screens to all windows and doors
- Two dog doors
- Security camera system plus alarm
- Synthetic lawn to the front of the property
- Double garage with automatic door and shoppers entrance
- 570sqm block and 296sqm home
- Home built by Content Living in 2011

Approximate distances:

- 360m to Hammond Park Secondary College
- 700m to Hammond Park Catholic Primary School
- 720m to Hammond Park Primary School
- 5kms to Gateways shopping complex
- 1.6kms to Hammond Park family practice
- 12.7km to Fiona Stanley Hospital

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