

**80 Dowie Street, Mount Helena, WA 6082**



**Sold House**

Sunday, 13 August 2023

80 Dowie Street, Mount Helena, WA 6082

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 2 m2**

**Type: House**



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**\$1,160,000**

They say, "Home is where the heart is", and this home has a lot of love to share. This extraordinary residence set amidst the idyllic Perth hills in Mount Helena is a treasure trove of wonders, ready to create lasting memories. If you seek a harmonious blend of nature's beauty and modern comfort, this remarkable home is waiting for you to call it your own. Nestled on a tranquil street, the home enjoys the best of both worlds - a peaceful retreat and easy access to Mundaring's vibrant shops, schools, and an enticing selection of taverns and wineries. It's a lifestyle property that promises to fulfil your every desire. As we explored the property, the soothing sounds of nature guided our path towards the enchanting Charlotte Creek, a private dam that gracefully winds its way through the landscape. This delightful creek feeds into the meandering Jane Brooke, and its gentle waterfall adds to the property's natural allure. Nearby, an active working beehive hums with life, evidence of the abundant flora and fauna surrounding the home. Equestrian enthusiasts will find joy in restoring the sprawling horse arena to its former glory. An old train carriage brimming with character and potential sits gracefully, awaiting your creative touch to transform it into a studio or guest house. As a culinary enthusiast I was delighted to find a substantial pizzeria next to the thriving veggie garden, a perfect space for entertaining and further complimented by numerous paved areas that dot the landscape, inviting you to celebrate life's joys with friends and family. Venturing inside, we felt the home's warm embrace. Whatever your walk of life, hospitality is a universal language which this home speaks fluently. An oversized island benchtop finished with Tasmanian Black Wood countertops is the heartbeat of this home where countless lively conversations and incredible meals have been enjoyed, a place where memories past and more to be created. Throughout the home, the rich charm of timber-framed windows and doors exudes warmth and coziness. Hybrid timber vinyl flooring adds an elegant touch to the interior. The adjacent dining room features a railway sleeper framed doorway, hinting at stories of times past. Indulge in a movie night within the sunken theatre room or pamper yourself in the downstairs bathroom with its freestanding claw foot bath, single vanity, and preserved old-world charm through the original stained-glass window. A formal family room with a fireplace sets the tone for relaxed family nights. The central balcony steals the show, providing a splendid view and easy outdoor access, making it a perfect spot for entertaining beneath the starlit sky. Accessing the property is a breeze with the double-access driveway, which conveniently leads to the back of the property and the horse arena. From the private dam, the flourishing fruit trees, to the warm and inviting home, every corner of this sanctuary exudes a sense of joy and contentment. As the sun sets over the Mount Helena skyline, and the stars illuminate the night sky, this home becomes more than just a dwelling - Your journey to a life of peace and happiness awaits in this remarkable abode, where dreams take flight and hearts find their true home.

**SCHOOL CATCHMENT:** Mount Helena Primary School (1.2 km) Eastern Hills Senior High School (1.4 km)  
**RATES:** Water: \$275.72 (YF22) Council: \$2041.77 (FY22)  
**FEATURES:** General\* Build Year: 1970\* Internal Built Area: 206sqm\* Mains Water Supply\* Double Story Home\* Vale & Dam Views\* Multiple Living Spaces\* Hybrid Vinyl Floor \* Open Fireplace \* Sunken Theatre Room\* Renovated Kitchen\* Renovated Bathroom\* Renovated Laundry\* Split System Air-conditionings (3)\* Wrought Iron & Timber Staircase Kitchen\* Tasmanian Black Wood Bench-tops\* Breakfast Bar (with views) \* Double Ovens (Bosch) \* Integrated Dishwasher (Asco)\* 4 Burner Induction Stove (De Dietrich)\* Soft Close Cabinetry \* Double Fridge Recess\* Functioning Antique Wood Stove (Rayburn 2)Bedrooms\* Huge Main Bedroom (split AC, balcony access, stunning views) \* Bedroom 2 (cedar lined ceiling & private Juliet balcony)\* Bedroom 3 (built-in robe & Juliet balcony)\* Bedroom 4 (central balcony access)  
**OUTSIDE:**\* Huge Patio Area \* 2 Workshops (no power)\* Woodfired Pizzeria\* Multiple Paved Areas \* Raised Vegetable Gardens\* Private Dam - Charlotte Creek \* Dual Driveway Access \* Double Carport\* An array of established fruit and nut trees \* Beehive (producing)\* Chicken Coupe \* Horse Arena (driveway access)\* Train Carriage (ready for studio conversion)\* 10kw Commercial Solar System\* 3-Phase Power \* Electric Storage HWS (Rheem\* Bore Hole (drilled ready for pump installation) **TREES:** \* Cherry trees \* 36 Macadamia nut trees\* Almond trees \* 30 Mixed citrus \* 50 Oak Trees French and English approx. 2 years old, may produce truffles \* Chestnut tree  
**LIFESTYLE:** 1.2km - Lion Mill Vineyards 1.9km - Mount Helena Tavern 8km - Mundaring Village 16.2km - Mundaring Weir 17km - John Forest National Park 20km - Midland 23km - Midland Station 38km - Perth CBD