

9 Abrahamson Mews, Bunbury, WA 6230

Elders

House For Sale

Thursday, 25 April 2024

9 Abrahamson Mews, Bunbury, WA 6230

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



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\$1,290,000

Discover the epitome of luxury living at 9 Abrahamson Mews, Bunbury in the Marlston Hill Precinct. This stunning double-storey home, in a cul-de-sac offering visitor parking boasts a beautiful portico and generous entry, setting the stage for the elegance within, four bedrooms, with the master on the ground floor, 2 bathrooms, and a powder room, plus two living spaces - this residence offers a lifestyle of comfort and sophistication within walking distance to the beach and restaurants. With Jetty Baths across the road enjoy a morning dip or go kayaking. Delighted to say, freestanding and no strata fees.

Property Features

- High ceilings in the living area create a sense of space and grandeur
- Ducted and Split system air conditioning ensures year-round comfort
- Porcelain tiled floors, fireplace with an electric fire add warmth and charm
- Separate breakfast nook for enjoying morning coffee
- Two spacious separate living areas.
- Luxurious dining room with a study nook and window seats with storage
- Dado rail with wood paneling and Luxaflex plantation shutters and blinds throughout
- Quality fixtures and fittings, including tinted windows to the front elevation
- Double brick ground floor, with concrete slab to support timber second storey, zincalume roof

Outdoor Living:

- Spacious patio perfect for entertaining
- Relaxing spa seating and BBQ area
- Double garage rear access with side service door for convenience
- Caravan space at front
- Close to Jetty Baths for swimming and kayaking
- Back beach and Koombana Bay within walking distance

Gourmet Kitchen:

- Stunning kitchen with a waterfall marble island and benchtops, quality fittings
- Bar fridge, butler's pantry, and breakfast bar for added convenience.
- Gas hotplate, electric oven, and built-in microwave for culinary enthusiasts
- Country-style sink adds charm and character.

Master Retreat:

- Show-stopper master bedroom on the ground floor
- Ensuite featuring a freestanding bath and walk-in robe.

Upstairs Oasis:

- Two King-size bedrooms with walk-in robes
- Smaller room set up for a little princess.
- Lounge upstairs with a coffee station
- Balcony with a glimpse to the water, ideal for watching fireworks.

Property Information

- NO Strata fees, freestanding with no common walls
- Built in 2014, one of the newest homes in the Marlston precinct.
- Land Size 282m² House Size 248.07m²
- Land Rates \$2770,97 approx. per annum
- Water Rates \$269,28 approx. per annum
- Sewerage Rates \$1250,27 approx per annum

This home offers a lifestyle of luxury and comfort in a sought-after location. Don't miss the opportunity to make it yours. Contact Linda Rose 0417 933 263 today to arrange a viewing!

Buyers Note: All measurements/dollar amounts are approximate only and generally marked with an * (asterisk) for reference. Boundaries marked on images are a guideline and are for visual purposes only. Buyers should complete their own due diligence, including a visual inspection before entering into an offer and should not rely on the photos or text in this advertising in making a purchasing decision.