

# 9 Ashton Road, Binningup, WA 6233

## House For Sale

Tuesday, 12 December 2023



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**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 845 m2**

**Type: House**



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## Offers Above \$650,000

If panoramic views are your weakness, be sure to check out the impressive vistas from this double storey pole home in Ashton Road. This is a lovely quiet part of town, with no through traffic and bush reserve at the rear. Built in 2000 this large pole home has been set right at the top of the block to capture as many views as possible. This also provides a handy space at the front of this 845m<sup>2</sup> block for you to put in a large shed or develop some gardens. Come inside and you will find:

- Tiled entry to bottom storey with a staircase leading upstairs to the left hand side.
- Large laundry with second shower, vanity & room for the washing machine. This is the perfect spot to rinse off the salt and sand after a morning at the beach.
- Separate powder room to service downstairs with a toilet and basin.
- Two good sized minor bedrooms both with built in robes.
- Plenty of extra storage with a cupboard under the stairs and shelving in the hallway.
- Head upstairs and you will be amazed by the views from every room.
- Open planned living area with timber look floors and lots of windows to flood the area with natural light. There is plenty of room to configure lounge and dining areas and the convenience of a reverse cycle air conditioner.
- Two sets of sliding doors lead to the deck, the perfect place for an afternoon BBQ or to have a drink and watch the sun set.
- A family sized kitchen has plenty of storage space, with overhead cupboards, a corner pantry and an additional cupboard near the fridge recess. Cooking in this kitchen is a delight, with your own views out to the south west.
- At the western end of the living area is a 4th bedroom to accommodate extra guests or a large home office perfect for those working from home.
- The expansive master suite is at the other end of the living area and the high ceilings add to the feeling of space. French doors allow you to access the deck or just admire the ocean views from bed. With the convenience of a walk in robe plus a single built in robe there is plenty of storage. The spacious ensuite has a large vanity, screened shower, toilet and its own ocean views.

Outside there is room to park cars and the boat underneath the house. A concrete driveway is already in place for ease of access. Binningup is on the map as a great place to escape for the weekend, and with housing stock in short supply, don't miss this opportunity to secure some of the best views in town.