

# 9 Fletcher Court, Leschenault, WA 6233

## House For Sale

Friday, 1 December 2023



9 Fletcher Court, Leschenault, WA 6233

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 6374 m2

Type: House



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## Offers Over \$1,100,000

Nestled amongst your own parkland, overlooking the sparkling Leschenault estuary, this quality-built home rests on a generous 6,374m<sup>2</sup> of lush green grass and thriving gardens. The home boasts expansive open plan living, dining and kitchen area, with stunning raised ceiling allowing endless natural light throughout. Do you love entertaining your guests? Take a step outside into the large breezy alfresco area capturing stunning sunsets and estuary views! The alfresco is fitted with lockable outdoor roller blinds on all sides, making it ideal for all year-round living.

**FEATURES-** Expansive luxury master bedroom with grand walk-in wardrobe- Resort style ensuite with floor to ceiling tiles, double vanities, double shower, and separate toilet- 2 Queen sized bedrooms both with double wardrobes- Fourth bedroom/study with built in wardrobe- Spacious main bathroom with spa bath, separate huge shower, and floor to ceiling tiles- Great sized laundry with linen cupboard- Additional storage cupboards in Hallway- Formal living room / dining with views to the estuary - Large Media/Family room- Entertainers kitchen with large waterfall benchtop, ample drawer and cupboard space including a 900mm chef's style oven and stove top- Double garage with panel lift door and new automatic door controller- 6m x 9m insulated shed with power and water.- Hardwood Marri floors and Daiken zoned reverse cycle air conditioning throughout- Fully reticulated bore system throughout the whole property- 6.6w Solar Panels and home security alarm and security camera system- Tinted windows, matching window blinds and curtains throughout- Solar powered remote-controlled gate

**NEARBY-** Leschenault Estuary including extensive walk/bike paths and bird sanctuary: 900m- Australind Village and Treendale Shopping Centre: 7km- Parkfield Primary School: 5.4km - Bunbury CBD: 13km - Built: 2010