

9 Salamanca Parkway, Port Kennedy, WA 6172

JW

House For Sale

Wednesday, 24 January 2024

9 Salamanca Parkway, Port Kennedy, WA 6172

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 600 m2

Type: House



NIKKI DE RIJCKE

0895680876

From \$619,000

What: A 4 bedroom, 2 bathroom property with 2 car garage and inviting backyard pool **When:** The focus is on functional family living **Where:** In a prime position facing parkland and close to schooling, shopping, and sensational beaches It's premium positioning offers parkland views, with the superb Salamanca Reserve sitting opposite, with shady trees, play equipment and a delightful lake with a variety of bird life all on your doorstep, while the home itself offers a poolside retreat in your own backyard to ensure you benefit from the absolute best of both worlds. Furnished with 4 oversized bedrooms, 2 bathrooms and a multitude of living areas, this centrally located home sits seconds from schooling and childcare, with its family orientated placement offering attractive living in the heart of Port Kennedy, close to retail, road links and the pristine coastline that ensures the areas enduring appeal. Set back from the road, the brick paved driveway enters your fenced yard with plenty of lawn to the front and the double garage providing secure parking for two, a hedged pathway offers a sheltered portico while your front door opens into the winding hallway with your formal living on the right and master suite the left. The master suite is huge in size with a sweeping bay window allowing the soft natural light to flow in, with wooden flooring and chandelier lighting, plus a walk-in robe and ensuite with dual vanity, twin shower enclosure and separate WC. The formal living and dining again offers that timber effect flooring, with a feature fireplace the centrepiece, and dual access points allowing the room to be closed off for ideal movie viewing or peace and quiet from the rest of the home. The vast family living, dining and kitchen area follows next, with tiled flooring throughout and ducted air conditioning that benefits the entire home adding to your wellbeing. The kitchen is placed to oversee all with an in-built wall oven, gas cooktop and rangehood, double fridge recess, plenty of under bench cabinetry, a corner pantry and breakfast bar for casual dining, with dual doors opposite leading to the games area with built-in bar and direct alfresco access for seamless entertaining. The left side of the home offers the three further bedrooms, all generous in size, with timber effect flooring and either double or single built-in robes for storage, with the bathroom fully equipped with a bath, shower enclosure and vanity, plus floor to ceiling tiling. The WC sits separately for convenience with the laundry offering a linen closet and built-in cabinetry, with a second linen closet to the hallway. Outside, you have a vast undercover alfresco area that wraps around the rear and side of the property, with paving providing a multitude of areas for family gatherings, and a glistening below ground pool sitting to the rear, fully fenced with a paved surround for yet more relaxation. While the remainder of the garden offers lawn for the children or pets, a substantial shed and drive through access from the double garage. And the reason why this property is your perfect fit? Because family orientated living and park side positioning are always the popular choice. **Disclaimer:** This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.