

9 Shirley ave, Mount Pleasant, WA 6153



House For Sale

Friday, 31 May 2024

9 Shirley ave, Mount Pleasant, WA 6153

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 402 m2

Type: House



Gerard De Souza

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Under Offer

What we love :Just a short stroll to the Canning River, this stylish North facing bespoke home (in the cul de sac side of Shirley Avenue) is a Masterpiece of excellent Design, exquisite taste and distinction, class and functionality.The majestic façade exudes upmarket modern street appeal and its contemporary design leaves many to envy in the blue chip suburb of Mount Pleasant. Not only is it pretty, it is incredibly smart too ! Wired with smart wiring throughout the home, all the lights, garage, front gate, aircon, fireplace, CCTV, are within the control of your mobile phone. You could also Google Home command it to turn this on or off !Walking through the private access gate, you find an oversized entry with a feature glass-to-ceiling entrance creating an unforgettable first impression, whilst creating a very welcoming feel. The front foyer boasts a soaring 6m high ceiling with a stunning chandelier and spiral staircase. Upon entry to the right is a versatile layout with a home office/ study or 5th bedroom with a bar allowing for multi-use.Continue onto a double garage shopper's entry with storage & outside access. To the rear of the ground floor residence, you'll experience a tranquil sitting room with an abundance of natural light to enjoy your choice of coffee and book. This finally adjoins an entertainer's delight with a cinema-like theatre to enjoy including elevated theatre leather seats and large wall-mounted TV Screen.To the left upon entry, your ground floor masterpiece awaits you ... the open plan family, dining & kitchen zone access to the front 'look out' alfresco with outdoor seating, kitchenette, and large screen TV. This overlooks a grass area and travertine stone landscape leading to a concrete feature lap pool.The kitchen is characterized by its clean lines and substantial central bench, perfect for any culinary chef, and features every imaginable appliance inclusion to satisfy your deluxe culinary experience. To compliment the amazing kitchen and elevate it from others, the area has a Butler's pantry equipped with a dishwasher, double fridge recess, and prep station with an additional double sink and storage. Moving through the upstairs with an impressively designed foyer to create an unparalleled vision from above. From here you access three grandiose bedrooms and an awe-inspiring "master suite quarters".Viva la hotel magnifique..You can only be impressed by the spacious Bedroom, Kitchenette, walk-through expansive 7.5m custom wardrobe, leading into the luxurious hotel-style ensuite - with an open raised oval bath, oversized dual vanity with large double-faced mirror detailed and finished with a feature brass tapware throughout.Finally, there is a 4th zone living with an upper-level open sitting room/retreat for the kid's getaway. Convenience is further demonstrated with a linen closet, a white sleek-styled bathroom, and a separate toilet.The rear allows the home handyman a storage/workshop station with low-maintenance stone aggregate flooring and surrounding manicured fence screening. A toilet at the rear serves guests entertained at the pool area, direct access without going through the home.What to know :466 sqm of built-up area on 402 sqm survey strata lot4 large bedrooms all able to fit Queen sized bedsStudy/Home office or 5th bedroom on lower floorReverse cycle Air conditioning - 2 x 14Kw unitsEuropean Oak hardwood flooringSmart automation systemFront-monitored security systemllve appliances to Kitchen - 900mm built-in Oven, 2nd Convection Microwave and 600mm built Oven, Dishwasher, and RangehoodCoffee station opening pantry drawGlass Slide door stackers open up dining onto alfresco2.4 m x 5.2 m oversized garage with workshop area and sinkDesigner powder roomKitchen/ meals fireplaceButler's pantry/sculleryCustom signature cabinetry kitchen, bedrooms and diningStone bench tops kitchen, butler's pantry and laundryPolished plaster feature balconiesFeature brass/brush gold tapwareZip trac Cafe blinds to Alfresco1600mm Front glass entry doorDucted vacuum system3 x instantaneous hot water unitsFront manicured lawns with feature black coated parallel fencingDesigner concrete pool with decorative stone tiling and glass barrierPowder coated Blade Balustrade and fencingSolar - Fronius 8.2kw inverter with 28 panelsReticulated gardensDual Rossmoyne and Applecross Senior High School zone. Direct access to the Mt Henry Reserve, the Kerbside Café, the Esplanade with views to the City over the river. Fish, crab from the Mt Henry Jetty, stroll or cycle along the river all the way to Deep Water Point/ Dome Café. The cul de sac leads directly to the cycle path leading to Perth city and down all the way to Mandurah. Same path takes you to Bull Creek Train station.Just 3 minutes drive to Westfield Booragoon,1 minute to the Kwinana Freeway heading North, close to Mount Pleasant Good Grocer and shops, 3 minutes to Leach Highway. Close to Blue Gum Tennis courts, Blue Gum Reserve. 12 minutes to Perth CBD (off peak), 20 minutes to Perth Airport, 5 minutes to All Saints College, 10 minutes to Fiona Stanley and Murdoch hospital, Murdoch University. 20 minutes to Fremantle.Bus stop at start of the street with bus to Westfield Booragoon Bus port or Bull Creek Train Station.Who to talk to :Please contact Gerard de Souza 0451 837 883 or gdesouza@realmark.com.au for more information.DISCLAIMER: Whilst every care has been taken with the preparation of the particulars contained in the information supplied, believed to be correct, neither the Agent nor the client nor servants of both, guarantee their accuracy. Interested persons are

advised to make their own enquiries and satisfy themselves in all respects. The particulars contained are not intended to form part of any contract.