

**92 Bridgewater Drive, Kallaroo, WA 6025**

**LISTED**

**Sold House**

Thursday, 7 March 2024

92 Bridgewater Drive, Kallaroo, WA 6025

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 684 m2**

**Type: House**



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**\$993,000**

NO ACCESS PRIOR TO FIRST HOME-OPEN

Doubling as the perfect entry property into Kallaroo and nestled on a large 683sqm (approx.) block that sits around the corner from the lovely Bridgewater Park and stunning Maritana Park Natural Area and conservation reserve bushland, this charming 4 bedroom 2 bathroom home is practical on the inside, promotes fun and entertainment externally and occupies a convenient coastal location that is close to excellent schools, shopping, glorious beaches, Hillarys Marina, the new Hillarys Beach Club, public transport and the freeway. Add further personal modern touches throughout and prosper even more. There's lots to get excited about here, that's for sure!

**WHY YOU SHOULD BUY ME:**

- A spacious open-plan living, dining and updated-kitchen area with split-system air-conditioning, a gas bayonet for heating, glass splashbacks, a stainless-steel range hood and an electric Ilve five-burner gas cooktop/oven
- Double doors opening out to an enormous pitched alfresco-entertaining deck that is split into two sections, has pine framing, boasts a wood-fire pizza oven and plays host to a Heatlie gas-bottle barbecue – and a stone bench top to the outdoor kitchen that comes with it
- The latter splendidly overlooks a shimmering below-ground salt-water swimming pool, adjacent to backyard lawns, a mango tree and a delightful vegetable garden
- New carpet to the master bedroom, where split-system air-conditioning and floor-to-wall-to-ceiling triple mirrored built-in wardrobes meet an intimate ensuite bathroom with a shower, toilet, vanity and heat lamps
- Rear 3rd and 4th bedrooms with full-height double built-in robes
- 4th bedroom with split-system air-conditioning
- Stylish main family bathroom with a separate bathtub, shower and heat lamps
- Remote-controlled single lock-up carport with its own work bench, a side storage area and access to the rear of the property

**OTHER FEATURES:**

- Security-door entry deck
- Bamboo floorboards
- Separate sleeping quarters
- Practical laundry with storage, a separate 2nd toilet and access out to the rear for drying
- Walk-in linen press
- Feature down lights
- Skirting boards
- Gas hot-water system
- Reticulation at the rear of the property
- Built in 1976 (approx.)

**WHAT THE FUTURE HOLDS:**

- Nestled near Springfield Primary School and Whitford Catholic Primary School (accessible via the underpass), this solid contemporary home offers both flow and convenience. Embrace the allure of Mullaloo and Whitfords Beaches, along with easy reach to bus stops and the bustling Westfield Whitford City Shopping Centre – all just moments away. A truly-magnificent location awaits your presence.

**DISTANCE TO:**

- Bridgewater Park – one minute (100 metres approx.)
- Westfield Whitford City Shopping Centre with restaurants, bars and cinemas – five minutes (1.6 kilometres)
- Springfield Primary School – two minutes (800 metres)
- Whitford Catholic Primary School – five minutes (1.7 kilometres)
- St Mark's Anglican Community School – five minutes (1.7 kilometres)
- Whitfords Beach – five minutes (2.4 kilometres)
- Mullaloo Beach – five minutes (2.6 kilometres)
- Hillarys Beach Club – six minutes (2.9 kilometres)
- Whitfords Station – seven minutes (4.2 kilometres)
- Hillarys Boat Harbour – 10 minutes (5.2 kilometres)
- Perth CBD – 28 minutes or 24.4 kilometres (approx.)