

9B Hope Road, Ardross, WA 6153



House For Sale

Thursday, 25 January 2024

9B Hope Road, Ardross, WA 6153

Bedrooms: 4

Bathrooms: 3

Parkings: 3

Area: 450 m2

Type: House



Lucy Deng
0865953399



Jonathan Ji
0412133535

Offers Over \$1,790,000

Grand Home Open 1:00pm-2:00pm Saturday & Sunday Jan 27&28 Embark on an exclusive lifestyle in the heart of Ardross with this meticulously crafted two-story residence. Constructed just five years ago, this private haven offers a tranquil retreat discreetly positioned at the rear of a survey strata lot. Situated in one of the suburb's premier streets, surrounded by upscale residences and adorned with enchanting jacaranda trees, the property exudes a captivating ambiance. Spread across a 450sqm lot, this residence ensures ample space and privacy for your family. Boasting two master bedrooms, two living areas—one on each level—it caters to a versatile lifestyle, making it the perfect home for multi-generational households. No expense has been spared, with meticulous attention to quality fittings and fixtures. MAIN

FEATURES: - 450sqm survey strata lot discreetly positioned at the rear - 368sqm massive building area, renown builder - Broadway homes - Two master bedrooms—ideal for multi-gen living (downstairs & upstairs)- Upstairs master with walk-in robe, double vanity, and city views from the balcony - Two additional queen-size bedrooms with built-in wardrobes - Quality Chef's kitchen: double oven, gas stove, island bench, ample storage - Generous open-plan living/dining extends seamlessly to the alfresco - Theatre room and study for versatile living spaces - Timeless Blackbutt timber flooring and bespoke balustrading - Quality window treatments, tiled alfresco, low-maintenance garden with hedging - Reverse cycle zoned ducted air conditioner, ambient lighting - Security gate, double LUG, reversing bay/3rd car space - Walking distance to shops, cafes, river, parks, and schools LOCATION AND SURROUNDINGS: - Ardross Primary School - 500m (1 min drive) - St Benedict's School - 1.2km (2 min drive) - Mount Pleasant Primary School - 1.6km (3 min drive) - Applecross Senior High School - 750m (2min drive) - Westfield Booragoon - 1.7km (4min drive) - Perth CBD - 10.4km (14 min drive) - Fremantle - 10km (13 min drive) This residence not only exemplifies refined living in Ardross but also offers an unparalleled combination of location, serenity, and growth in this affluent suburb. Your private haven awaits, seamlessly integrating comfort, sophistication, and exclusivity into every detail. Council rate: \$ 3,028 PA Water rate: \$ 1,727 PA Advert Date: 25/01/2024 This exquisite property stands vacant, awaiting the perfect occupant to turn its spaces into a cherished home. Disclaimer: Although diligence has been taken, this information is provided for introduction purposes only and is based on information provided by the seller, and it may be subject to change. No warranty or representation is made as to its accuracy and interested parties should inspect the property and do their own due diligence to verify the information.