

1 Maracas Cove, Iluka, WA 6028

Realmark

House For Sale

Wednesday, 3 July 2024

1 Maracas Cove, Iluka, WA 6028

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 697 m²

Type: House



Todd Danielle Utley
0892030777

ALL OFFERS BY TUES 23RD JULY

SUIT BUYERS STARTING IN THE HIGH \$1.0M's Discover the epitome of coastal living with this Webb & Brown-Neaves built beauty, a beacon of design excellence in a coveted beachfront enclave. Providing a wonderful integration of indoor and outdoor living with a huge heated pool and fully enclosed grounds for maximum outdoor entertaining space, this superb home offers 4 large bedrooms, 3 bathrooms, home office, theatre room, large upstairs casual living and spacious balcony. Located close to parklands, shops and metres from the coast, this is an invitation to a world where every sunset is framed within the comfort of your own home while you dine with family, laugh with friends or rest and contemplate in your own company. A fantastic family home now available and on offer with the dedicated Utley Team.

FEATURES: A generous wide double door entrance leads to an inviting foyer with feature wall recess Home office or 5th bedroom Sumptuous home theatre room with dual door entrance Ideal guest suite, queen-size fourth bedroom with ensuite and separate powder room Fabulous granite bench kitchen with loads of storage, glass splashbacks, breakfast bar, dual fridge recess, appliance cabinet storage, Westinghouse 9000mm under bench oven, ILVE 5 burner gas cooktop, stainless steel canopy rangehood and Bosch dishwasher Handy laundry adjacent to kitchen, with extra storage Enormous, central family room that will cater for the largest of gatherings Banquet sized dining room

UPSTAIRS: Solid bamboo floorboards and staircase lead you upstairs Queen sized bedrooms 2 and 3 with fitted built-in robes Immaculate fully tiled second bathroom with separate powder room Resort style king size master suite with direct balcony access and awesome ocean views Generous fully tiled ensuite with dual basins, large relaxing spa and separate WC plus fitted walk in robe Amazing upstairs retreat entertaining area with kitchenette, granite benchtops, sink, tiled splashback, mosaic tinted glass, overhead cabinets and direct balcony access Divine balcony offers sensational ocean views 2x walk in linen storage cupboards

OUTDOORS: Soaring gabled alfresco entertaining area with Cedar line ceilings and timber decking, , ceiling fan, down lights and electric café blinds Built-in barbecue station with stainless steel BBQ preparation area, fridge recess, stainless steel rangehood and finished with tiled splashbacks Sun kissed poolside entertaining area A designer concrete electric heated pool with stone clad water feature, spa jet seat and glass fencing Large synthetic lawn area for the kids and pets Super low maintenance gardens with liquid limestone surrounds Double remote garage with store area and direct shopper's access Extra off-road parking

EXTRAS: Security alarm system Front door intercom system Solar panels Solid bamboo floorboards New soft plush carpets Freshly painted Ducted reverse cycle air conditioning throughout Skirting boards and downlights throughout Built by Webb Brown-Neaves in 2008 on a 697 m² block

SELLER RESERVES THE RIGHT TO ACCEPT AN OFFER PRIOR TO TUESDAY 23RD JULY 2024. FOR FURTHER INFORMATION ON THIS PROPERTY OR FOR AN HONEST AND ACCURATE APPRAISAL ON YOUR OWN HOME CALL TEAM UTLEY TODAY DANIELLE 0407 117 071 TODD 0417 910 967