

11 Butler Rt, Waroona, WA, 6215



Sold House

Saturday, 17 August 2024

11 Butler Rt, Waroona, WA, 6215

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Type: House

Charming Waroona retreat with the lot!

Welcome to your serene, private retreat, situated in one of Waroona's best streets!

This wonderful four bedroom, two bathroom home was built in 2002 and is situated on a generous 2089 square metre block, offering a perfect blend of spacious living, fantastic location and everything else you could possibly need.

This large family home boasts a spacious, luxurious parents retreat complete with open ensuite and dual entry walk-in robe, ensuring ample space for parents to get away at the end of a long day. Three, good sized family bedrooms are hidden away down the opposite wing of the home, offering peace and privacy for the whole family.

Both bathrooms are elegant and modern, featuring quality fixtures and fittings throughout. The main living area sits centrally in the home, with a light and bright open plan on offer, creating an inviting and comfortable atmosphere for family gatherings and entertaining. Your large well-appointed kitchen is at the heart of this space, and is equipped with all the appliances and storage you need to make it a chef's delight, including a 900mm oven and gas cooktop, dishwasher, huge fridge recess and plenty of bench space and under-bench storage.

Toward the front, you will find your separate, formal dining and lounge area, offering multiple spaces to enjoy this beautiful home. You also have a separate games room on offer, built-in bar included.

You'll find ample storage space throughout the home, including built-in wardrobes in all bedrooms. Stay comfortable all year-round with ducted reverse cycle air conditioning and ceiling fans throughout the home, and a beautiful wood-burner servicing the main living space, for that cosy feel during the cooler months.

To compliment these added extras, the property is equipped with a large solar panel and battery backup system to save on energy costs, as well as reduce your carbon footprint. Quality flooring throughout the home adds to the clean and polished look, including stunning timber floorboards on offer through the front portion.

Outside, you'll find side access to a sizable powered workshop that offers endless possibilities for those who enjoy DIY projects, a home-based business, or additional storage for recreation and everything in between. The expansive yard, with over half an acre of land, provides ample space for outdoor activities, expanding gardens, and plenty of room for the kids to enjoy outdoors, cubby house included. Enjoy outdoor dining and relaxation under the huge patio, overlooking the sparkling pool. With gated side access and a separate driveway, you and the family will have room for all the cars, boats and caravans imaginable.

This property is conveniently located close to Waroona town centre, ensuring easy access to shopping, dining, schools, and other amenities. Quick access to both the South West Highway and Forrest Highway simplifies your commute whether heading north to Pinjarra, Mandurah, Perth and beyond, or to our picturesque South West.

Additionally, you'll have the opportunity to enjoy the beautiful natural surroundings, including the hills, parks, and the ever-popular Waroona Dam, making it perfect for outdoor enthusiasts of all types.

Don't miss the opportunity to make this impressive property your own. Call Brett Carey from Ray White Mandurah today to schedule a viewing and experience the lifestyle this home and location has to offer. Homes like these are few and far between, and will not last long!