

**11 Gilbert Road, North Dandalup, WA 6207**

**CENTURY 21**

**House For Sale**

Wednesday, 26 June 2024

**11 Gilbert Road, North Dandalup, WA 6207**

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1 m2**

**Type: House**



Jon KennyLevick  
0895813399

## ALL OFFERS OVER \$1,295,000

Jon Kenny-Levick from Century 21 Mandurah is absolutely delighted to present 11 Gilbert Road, North Dandalup to the market. Positioned on 2.52 acres, discover the perfect blend of elegance, comfort, and natural beauty in this extraordinary country home. Experience luxury living in a setting that feels a world away from the hustle and bustle, yet offers all the modern conveniences you would expect. As you meander through this exceptional four bedroom property, you begin to notice it is the tiny details that elevate the spaces, creating a home that is truly something special. From the automatic gate that greets your arrival, to the bespoke interiors, here you will feel instantly at home, embracing the calmness and joy that only comes from country living. A wide entry hall welcomes you in, bathed in natural light from the wood and glass door. Glass is a prominent feature throughout, not only letting the light in but also ensuring a view is captured beautifully from almost every room. The open plan living and dining area is the hub of the home, generous in proportion and exceptional in its detail. The galley style kitchen features a waterfall island bench for food preparation and informal dining and is anchored by three stunning pendant lights. The home chef will relish the 900mm gas cook top and double integrated ovens as well as the dishwasher and double door fridge recess. The bi-fold wood look, high gloss over head cabinetry extend upwards, concealing plenty of additional storage along with the soft close under bench cupboards and walk in pantry. The dining and living area are defined by the recessed ceiling, and overlooks the rear alfresco and the grounds beyond. The ceiling fan not only provides incredible visual appeal but is practical in nature for seasonal comfort, along with the ducted reverse cycle air conditioning. The sliding glass doors allow for a seamless flow to the outdoors and are fitted with remote controlled blinds. There are multiple living areas throughout the home as well as a study, providing restful places to relax, a quiet place for students to complete their studies or for those who work from home. The front games room has a lovely, airy feel to it and is partially concealed by a sub wall, separating it from the main living area. In the sumptuous theatre room, close the double French doors, pull down the blinds and cosy in for the night. Tucked away at the northern end of the home, the master bedroom will be a welcome adult retreat, complete with a generous walk in robe and double windows framing the front gardens. The ensuite is just so very beautiful, with one of the two baths in the home, shower and double vanity. The high gloss cabinetry here also features in the main bathroom and laundry, complimenting the kitchen cabinetry and creating a visual flow throughout the home. A spacious activity room welcomes you to the southern wing of the home, where you will find three good sized bedrooms, all with built in robes and the main bathroom. The laundry is concealed behind a sliding barn door and boasts plenty of storage and glass door access to the washing line. Entertaining has never looked so good! Sit back with friends and family in the undercover outdoor area, watching over the fun being had in the salt water pool. The gazebo has been fitted with composite decking, a clever feature designed to endure the summer sun and winter rains. The 18m x 8m powered shed features three electric roller doors as well as a hoist for the car enthusiast. High quality fencing has been installed throughout the property, bringing peace of mind for keeping the family pets contained and withstanding harsh weather. Perhaps you would like to raise a small flock of sheep or maybe delight in the entertaining ways of some goats. The property comes complete with dedicated areas for these gentle creatures, adding to the charm and authenticity of rural life. Features you will love: Four bedrooms, two exquisite bathrooms plus study. Open plan living and dining, theatre room and activity room. Quality carpets and wood look flooring. Ducted reverse cycle air conditioning and ceiling fans throughout the home. Two hot water systems. 24 Solar panels. Double garage. Reticulated grounds from the bore. Salt water pool. North Dandalup has a primary school, convenience store, community hall and presents a unique opportunity to escape the city, whilst remaining close to important amenities with Mandurah only a 20 minute drive, and Perth just 71 km away. Immerse yourself in nature's wonders with forest walks, bike trails and the scenic North Dandalup Dam all at your doorstep. Shire Rates \$2,725.00 (approx.) Water Rates \$275.72 (approx.) Your move to the country has never looked so good. Please call Jon today on 0428 428 769 to arrange a time to view. #century21mandurah #century21realestate #realestate #realestatemandurah

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