

**15 Netherby Road, Duncraig, WA 6023**



**House For Sale**

Thursday, 4 July 2024

15 Netherby Road, Duncraig, WA 6023

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Area: 688 m2**

**Type: House**



Cam Keevers  
0408916704

## AUCTION 20TH JULY | 11:30AM

**AUCTION ON SITE: 20TH JULY 2024 AT 11.30AM DEPOSIT: \$30,000 SETTLEMENT: 60 DAYS FROM THE FALL OF THE HAMMER**

In a sought-after family neighbourhood, basking in the privacy of an idyllic 688sqm (approx.) block, this home blends timeless character with modern improvements to create a superb indoor/outdoor sanctuary and is perfectly positioned in vibrant Dun Craig, promising a life of convenience and leisure for you and your family. Step inside and be greeted by the inviting ambiance of the open living and dining area with soaring raked ceilings and crisp white plantation shutters that can be tailored to let in natural light and views of greenery from all angles of the living space. From here you can step outside and indulge in alfresco entertaining with the sweeping covered outdoor area that overlooks the sparkling inground pool surrounded by manicured gardens. Whether you're hosting a barbeque or enjoying a peaceful morning swim, this outdoor oasis promises endless enjoyment all year round. Prepare culinary delights in the centralised, well-appointed kitchen, featuring stainless steel appliances, stone benchtops, huge breakfast bar and servery to the alfresco that makes entertaining a breeze. At the end of the day retreat to the master bedroom complete with walk-in wardrobe and a luxurious ensuite featuring full height tiling where you can relax and unwind. Down the hallway you will find the kid's wing with an additional four spacious bedrooms, large study and games room offering versatility, making it perfect for a home based business, gym or teenagers retreat. The possibilities are endless, allowing you to adapt the space over time to suit the changing needs of your family. Conveniently located within walking distance to Glengarry Primary School, leafy Macaulay Park and only minutes away from Glengarry Shopping Village, iconic west coast beaches and centralised access to major arterial roads, this home certainly supports the premise that when it comes to real estate, it's all about location, location, location!

**WHAT WE LOVE:**

- 5 bedrooms and large study
- Two separate expansive living spaces
- Huge family friendly entertainers' alfresco
- Sparkling pool surrounded by well-manicured, low maintenance gardens
- Modern kitchen with stainless steel appliances, stone benchtops, breakfast bar and wooden feature cabinetry
- Two well-appointed bathrooms with full height tiling
- Private master retreat with WIR and luxurious ensuite
- Double secure garage with additional parking space
- Ducted air conditioning
- Ample storage throughout

**Location Highlights:** (all distances are approx.)

- Walk down the road to Glengarry Primary School (200m) or leafy Macaulay Park (100m)
- Surrounded by elite schools including St Stephen's School Dun Craig (1km) and Dun Craig Senior High School (2.5km)
- Centralised access to major arterial roads including Warwick Road (1.1km), Mitchell Freeway (2km) and Warwick Train Station (2.5km)
- Only moments away from Glengarry Shopping Centre (1km) and local favourite Hoodburger
- Short drive to Carine Glades Shopping Centre (2.5km) with charming cafes, bakery, Carine Glades Tavern and Healthy Power Meals
- Prime position to nearby open parks including Percy Doyle Reserve (1.8km) and Carine Regional Open Space (2.7km)
- 4.3km to picturesque West Coast Drive and iconic beaches

Don't miss the opportunity to secure your family's future in a home that offers the perfect blend of comfort, convenience and style. Contact Cam Keevers today and see all that 15 Netherby Road has to offer! For more information, please contact Cam Keevers directly on 0408 916 704.

**Disclaimer:** This information is provided for general information and marketing purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.