

15 Ravendale Drive, Dudley Park, WA 6210

Mandurah

House For Sale

Wednesday, 12 June 2024

15 Ravendale Drive, Dudley Park, WA 6210

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 801 m2

Type: House



Paul Taylor
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Best Offer Over \$679,000

Located in Mariners Cove, this exceptional 4 bedroom, 2 bathroom brick and tile home sits on a generous 801sqm block and seamlessly combines elegance, functionality, and modern amenities, making it the perfect family home. Custom built in 2008 by Eston Grange Homes, this residence boasts an extra high double garage and side access which leads to secure hardstand boat/van parking behind gates, adding to the home's versatility. An extra-wide driveway and low maintenance street appeal, featuring a rendered facade, set the tone for this impressive home. Entering through the luxurious wide double door entry, you are met with elegant tiles and solid timber flooring, enhancing the spacious, open plan living areas, complete with a TV recess. The gourmet kitchen overlooks the open plan, featuring a granite island bench, walk-in pantry, appliance cupboard, dishwasher, 600mm appliances, overhead cabinetry and a stone sink. When it's time to focus, the dedicated study provides a quiet retreat. The large master bedroom includes a walk-in robe and ceiling fan, while the luxurious ensuite boasts floor to ceiling tiles, a heat lamp, shower, spa bath, toilet, heated towel rail and double vanity. Generous minor bedrooms come with double built-in robes and the spacious main bathroom includes a bath, shower, heat lamp and single vanity, ensuring comfort for the whole family. A powder room with a toilet and single vanity and a well-equipped laundry with two double door linen cupboards, add to the home's functionality. The outdoor space is equally impressive, featuring a tiled alfresco area with a ceiling fan, split system air-conditioning and drop-down blinds, as well as an outdoor kitchen with a BBQ on mains gas, perfect for entertaining. The spacious garden includes a manicured grassed area, a lemon tree, garden beds and reticulation. Modern comforts are abundant with zoned reverse cycle ducted air-conditioning, high ceilings throughout, downlights, NBN connectivity and a ducted vacuum system. Solar panels add to the home's efficiency. Situated in a prime location, this home offers unparalleled convenience with an array of nearby amenities, ensuring that everything you need is within easy reach. Mandurah Catholic College is just 80 metres away, making school commutes effortless. Creery Wetland Nature Reserve and Nourishing the Soul Cafe are only 750 meters from your doorstep. For boating and fishing enthusiasts, Mandurah Cove Boat Ramp and Mandurah Estuary Bridge Fishing Jetty are just 2.1 kilometres away. While, both Mandurah Forum and Halls Head Shopping Centre are just a short drive away. This is one you won't want to miss! Call Paul Taylor from Harcourts Mandurah - 0407 101 137 to organise a viewing.

Features:

- 4 bedroom, 2 bathroom brick and tile home on a 801sqm block
- Custom built in 2008 with Eston Grange Homes
- Double garage with extra height, work bench and shoppers entry
- Side access
- Secure hardstand boat / van parking behind gates
- Extra wide driveway
- Beautiful low maintenance street appeal with a rendered facade
- Wide double door entry
- Elegant tiles and solid timber flooring
- Spacious kitchen with a granite island bench, walk-in pantry, appliance cupboard, dishwasher, 600mm appliances, overhead cabinetry and a stone sink
- Open plan living with TV recess
- Study / office space
- Large master bedroom with walk-in robe and ceiling fan
- Ensuite with floor to ceiling tiles, heat lamp, shower, spa bath, toilet, heated towel rail and double vanity
- Generous minor bedrooms with double built-in robes
- Main bathroom with bath, shower, heat lamp and single vanity
- Powder room with toilet and single vanity
- Laundry fitted with two double door linen cupboards
- Broom closet
- Zoned reverse cycle ducted air-conditioning
- High ceilings throughout
- Downlights
- NBN connected
- Ducted vacuum system
- Tiled alfresco area with ceiling fan, split system air-conditioning and drop down blinds
- Outdoor kitchen with BBQ on mains gas
- Spacious garden including a manicured grassed area, lemon tree and garden beds
- Reticulation
- 12 solar panels
- Solar hot water system with electric booster
- Nearby: Mandurah Catholic College (80m), Creery Wetland Nature Reserve and Nourishing the Soul Cafe (750m), Mandurah Cove Boat Ramp and Mandurah Estuary Bridge Fishing Jetty (2.1km), Mandurah Forum (2.5km), Mandurah Foreshore (3.9km), Halls Head Shopping Centre (4.3km)

Council Rates: \$2,100.00 PA (approx.) Water Rates: \$1,525.99 PA (approx.) Zoning: R20Beta call Paul on 0407 101 137 Paul.taylor@harcourtsmandurah.com.au Paul Taylor - Real Estate - Taylor'd to suit your needs*All measurements are approximate*This information has been prepared to assist in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Mandurah do not warrant or guarantee the accuracy of the information, or take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.