

200A Ewen Street, Doubleview, WA 6018



House For Sale

Wednesday, 10 July 2024

200A Ewen Street, Doubleview, WA 6018

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 373 m2

Type: House



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OFFERS

Home Open RESCHEDULED from Thursday 18th July to Saturday 20th July. The epitome of modern luxury awaits from within the walls of this stunning 4 bedroom 3 bathroom residence that impressively offers a series of flexible and functional living options, as well as breathtaking views of picturesque Herdsman Lake, the sweeping Darling Ranges in the distance and Perth's spectacular CBD skyline. No expense has been spared in crafting this custom haven of contemporary elegance, complete with a self-contained 1x1 "studio apartment" above the double garage that provides versatile living arrangements and the potential for Airbnb or short-stay accommodation returns. Accessible via the privacy of a tranquil laneway at the rear, what is essentially the fourth bedroom boasts a carpeted open-plan living and sleeping area (with split-system air-conditioning), a delightful covered north-facing balcony benefitting from a splendid tree-lined vista and a fully-tiled ensuite-come-third bathroom - comprising of a walk-in shower, vanity and toilet. The main home provides a spacious 3 bed 2 bath layout, with a sparkling below-ground swimming pool, heated outdoor shower and a serene backyard setting with easy-care artificial turf sitting between it and the garage, where a built-in sauna (overlooking the pool) is simply an added bonus to everything else. Downstairs and at the back of the layout sits a sunken living/television room with plenty of northern light filtering in, window louvers for cross-flow ventilation and direct access to the yard and pool. A walk-in storeroom and large walk-in linen press can also be found down here, along with a fully-tiled powder room and a custom study nook with a built-in desk (as well as a further two person study upstairs) and over-head storage cupboards. Inches away from a splendid atrium garden lies a well-appointed laundry with a stone bench top, ample storage space and external/side access for drying. Both spare bedrooms are carpeted for comfort and have fitted built-in wardrobes with mirrored sliders, inclusive of the bigger third bedroom. They are serviced by a stylish fully-tiled main family bathroom with a rain/hose shower, a free-standing bathtub and twin stone-vanity basins. At the front of the house and right beside a crushed stone feature wall within the entry foyer, the master suite is also carpeted under foot and features a fitted walk-in robe, a sumptuous fully-tiled ensuite (with a walk-in rain/hose shower, toilet, heat lamps and twin stone vanities) and access out to a securely-gated and sunken front entry courtyard with a firepit that is hidden from the outside world and protected by low-maintenance established gardens. Upstairs, revel in mesmerising panoramic views from the over-sized alfresco-style front entertaining balcony that amazingly looks out to the lake, city and Perth's rolling hills, all at once. Otherwise, unwind on the north-facing covered alfresco balcony out back, complete with a built-in stone kitchenette, a double-door drinks fridge, a sink and its own exquisite leafy aspect. Graced by gorgeous Herringbone timber floorboards, the open-plan dining, kitchen and family area in between the balconies forms the heart of the home. The central kitchen, in particular, impresses with a huge walk-in scullery, housing a Miele dishwasher, double sinks and ample storage. Sleek bench tops, an additional single sink, an integrated range hood, a five-burner Miele gas cooktop, a Miele oven, a steam oven of the same brand and an integrated double-door refrigerator and freezer-drawer combination help complete the gourmet experience. A home office with a custom built-in two-person work station and additional fully-tiled powder room only add to the appeal, as does a built-in stone bar area to top off the already amazing entertaining zone which also comes with additional storage. Stroll to bus stops and a host of sprawling parks from here, as well as multiple cafes and restaurants in sought-after South Doubleview. Glorious Scarborough Beach and the new-look Karrinyup Shopping Centre are just minutes away too, with the freeway, Stirling Train Station, more shopping at Woodlands and Westfield Innaloo, beautiful Jackadder Lake and top schooling options - including Doubleview Primary School, Churchlands Senior High School, Hale School, Newman College, Holy Rosary School and St Mary's Anglican Girls' School - all within a very close proximity themselves. For prime position and premium living, look no further. This one, quite simply, has it all!

FEATURES:

- Gated and sunken entry courtyard with a firepit, established gardens
- Feature entry door
- Polished concrete floors to the main 3x2 house
- Self-contained 1x1 studio apartment above the garage - with its own air-conditioning, kitchenette and balcony
- Rear yard and swimming pool - in between the garage and main residence
- Open-plan dining/kitchen/family area upstairs - complete with wooden floors, quality Miele appliances, a huge scullery, integrated dishwasher and more
- Two person study upstairs as well as a downstairs study nook
- Upper-level home office and fully-tiled powder room
- Front and rear alfresco-entertaining balconies
- Front balcony with awesome city, hill and lake views forever
- Downstairs master suite and 2nd/3rd bedrooms - all with their own robes
- Fully-tiled lower-level ensuite, main bathroom and powder-room spaces
- Downstairs laundry and ample storage options
- Ground-level living/TV room - with pool and yard access
- Atrium garden
- A/V intercom system to the front and rear (laneway) gates
- Ducted and zoned reverse-cycle air-conditioning system with touchpad controls
- CCTV security cameras
- Security-alarm system
- Integrated audio ceiling speakers - upstairs and to the front and rear

balconies• Electric blinds• Extra-height doors and windows• Shadow-line ceiling cornices• Feature skirting boards• NBN internet connectivity• Instantaneous gas hot water• Reticulation• Huge remote-controlled double lock-up garage with private rear-lane access, high ceilings, under-stair storage, a built-in sauna, pool views and access up to the studio apartment• Low-maintenance 373sqm (approx.) block• Built in 2020 (approx.)Rates & Local Information:Water Rates: \$2,055.60 (2022/23)City of Stirling Council Rates: \$3,108.23 (2023/24)Zoning: R30Primary School Catchment: Doubleview Primary School Secondary School Catchments: Churchlands Senior High School DISCLAIMER: This information is provided for general information purposes only and is based on information provided by third parties including the Seller and relevant local authorities 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.