

43 Australis Circle, Wannanup, WA, 6210



Sold House

Saturday, 17 August 2024

43 Australis Circle, Wannanup, WA, 6210

Bedrooms: 4

Bathrooms: 2

Parkings: 6

Type: House



Martha Malkovic
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SOLD

Prepare to have your breath stolen away by the captivating water views!

Superbly appointed this exceptional 4 x 2 x 6 home plus study and private courtyard is perfect for the big family. Located in the highly sought after Port Bouvard Estate and only a short walk from parks, schools, sporting facilities and transport. A pleasant drive south of Mandurah, this homes build, layout, location, VIEWS and outdoor living area is absolutely astonishing!

This beautifully finished home includes a large separate entry with security gate, sensational chef's kitchen, dining, lounge, study, pitched ceilings, air con in the living area, shoppers entrance, triple garage that fits 4 cars AND a boat, drive through access to more parking space and so much more on this large 840sqm block.

Looking online is one thing, but nothing beats seeing the real thing.

The following features are included:

Double brick and tile construction

Elevated large open plan home right on the Dawesville Cut

Front decked portico area with gated security portico

Feature glass door entry with recessed ceiling/ down lights

Gourmet kitchen with spacious bench tops, dbl sink, walk in pantry, dishwasher, microwave recess, range hood, 5 Burner gas cook top, ample cupboard/ bench space, electric wall oven and grill

Open plan dining/ living area with vaulted ceiling

Ceiling mounted reverse cycle air conditioning

This property features a cozy potbelly fireplace

Huge master bedroom with water views... with walk in robe, ensuite & access to alfresco

3 double minor bedrooms all with built in robes & ceiling fans - 2 bedrooms have access to the courtyard via sliding doors

Modern second bathroom

Separate spacious study with French doors

Laundry has inbuilt benches/ cupboards plus a walk in linen cupboard

Convenient shopper's entrance

Decked outdoor entertaining area with built in BBQ area (natural gas fitted)

Triple garage with extra height - 107sqm floor space that can fit 4 cars AND a boat (can be 6 cars)

Drive through access from garage and area suitable for shed to be installed

Grass area for the kids/ pets & automatic reticulation

Liquid limestone surrounds for low maintenance

Security alarm and outdoor sensors

Water Rates \$1526/yr approx

Council Rates \$2500/yr approx

Whilst overlooking the majestic views of The Cut, relish in all the pleasures of waterfront living. You can walk to The Cut Tavern and Café Coast along the waters edge for a bite to eat, flick your rod in for a catch of herring, watch the resident sting rays swim up and down the rocks edges and observe the playful dolphins exploring their waterways.

Only minutes away from 2 primary schools, Dawesville IGA, Estuary crabbing, ocean fishing, Falcon shopping centre facilities and a golf course.

Contact Exclusive Listing Agent Martha Malkovic for a viewing – 0439 930 043 or martha@kevingreen.com.au.

Disclaimer:

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