

# Available On Request, Baldivis, WA 6171

## House For Sale

Tuesday, 2 July 2024

LOCALE  
HOMES

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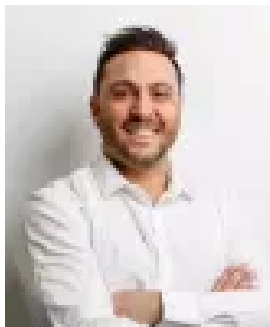
Bedrooms: 5

Bathrooms: 2

Parkings: 5

Area: 450 m2

Type: House



Ivano Rizzacasa

0403354223

## Contact Agent

Welcome to Your New Home! Designed with meticulous attention to detail, this spacious 5-bedroom residence is perfect for growing families and discerning professionals seeking comfort, style, and convenience. Key Features: Master Suite: A lavish retreat featuring a His and Hers Walk-In Robe and a luxurious ensuite bathroom with double vanities and premium fixtures. Open Plan Living: An expansive living area that seamlessly integrates the kitchen, dining, and living spaces, perfect for entertaining and family gatherings. Theatre Room: Enjoy movie nights in your own private cinema room, complete with soundproofing and comfortable seating. Activity Room: A versatile space that can be transformed into a home office, study, or playroom to suit your needs. Games Room: A dedicated area for fun and recreation, ideal for a pool table, table tennis, or other games. Bedrooms: Four additional spacious bedrooms, each with built-in wardrobes and large windows for ample natural light. Double Garage: Secure parking for two vehicles with internal access to the home. Walk-In Linen: Convenient storage for all your linens and household items. Modern Facade: A sleek exterior design featuring a combination of brick and wood finishes, complemented by low-maintenance landscaping. Perfect for Families: This home is designed with families in mind, offering plenty of space for everyone. The 5 bedrooms, activity room, and games room provide ample room for children to play and grow, while the open plan living area is perfect for family gatherings and celebrations. Ideal for Professionals: For professionals, this home offers the perfect blend of luxury and functionality. The theatre room and activity room provide the ideal spaces for relaxation and work, while the modern design and premium finishes reflect your sophisticated lifestyle. Prime Location: Situated in a desirable neighborhood, this home is close to top-rated schools, shopping centers, parks, and public transport, providing convenience and accessibility for your everyday needs. This package includes: • Turnkey inclusions • A builder with years' experience • High specification and inclusions • Flooring throughout • Painting Included • Window Treatments • Stone to Kitchen with 900mm Westinghouse Appliances • Choice of elevation • Fixed Price Building Contract • 12 Month Maintenance Period • 25 Years Structural Warranty Don't Miss Out! This exceptional home and land package won't be on the market for long. Contact Us: For more information, contact me on 0403354223. Welcome to the Best of Baldivis Living! Prime Location: Baldivis Shopping Centre, Coles, Woolworths, K-Mart, and the local gem Spud Shed cater to your everyday needs. Proximity to Warnbro and Rockingham Train Stations ensures convenient commuting. Easy access to Kwinana Freeway opens doors to seamless travel, connecting you to Mandurah (29km) and Perth (46km). Education Hub: Sheoak Grove Primary, Baldivis Primary, and Baldivis Secondary College, among others, provide quality education. Tranby College and Warnbro Community High School enrich the educational landscape. Health and Well-being: Baldivis Medical Centre, Warnbro Medical Centre, and Baldivis Vet Hospital ensure health services are within reach. Rockingham General Hospital and Fiona Stanley Hospital offer comprehensive medical care. Transport Hub: Strategic train stations and freeway access make regional and city travel effortless. Proximity to major medical centers ensures swift access to health services. Capital Gains Marvel: Baldivis stands tall, ranking 134th in WA for estimated capital gains over the past three years. A remarkable 12.22% capital gain in the past year surpasses the average 35.75% growth within five years. Baldivis shines among the best-performing suburbs in Australia in terms of capital gains. Property Investment Insights: Median home price at \$505,000 and average rent at \$550 suggest a potential 5.66% increase in gross rental yield. Property investors enjoyed a 5.16% gain in the past three months, showcasing Baldivis's consistent growth. Homeowners and investors betting on Baldivis can rest assured, with a substantial 12.22% rise in median home prices. Long-Term Prosperity: Over a ten-year period, Baldivis achieved a 1.95% growth, positioning it as a steady and reliable investment option. Ranked 4053rd on our list, Baldivis is a suburb that savvy property investors should explore. Secure Your Spot in Baldivis – Where Growth Meets Lifestyle! Invest in Baldivis today, a suburb that not only promises excellent returns but also provides a vibrant and welcoming community. Contact us now to unlock the doors to your Baldivis dream! Data taken from SPI magazine please seek independent financial advice) Disclaimer: The land advertised in this package is not owned by Locale Homes and must be purchased from the owner. The land may no longer be available at the time of your enquiry. The house design may need to vary to comply with design guidelines, DAPs, estate covenants or any other land developer requirements. Any costs for these changes will be paid for by the purchaser. Images and floor plans that have been shown are for illustration purposes only. Photographs and floor plans may not be truly representative of final designs. Some fixtures, features and landscaping may not be supplied by the builder so please call the agent for full information. ☺