

Lot 1682 Hazelgrove Crescent, Millbridge Estate, Millbridge, WA 6232



House For Sale

Monday, 1 July 2024

Lot 1682 Hazelgrove Crescent, Millbridge Estate, Millbridge, WA 6232

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 458 m2

Type: House



Trevor Wright
0895991500

\$534,384

Tucked away on the banks of Millars Creek and the Collie River amidst towering trees and teeming wetlands, the creekside walkways take you a world away from the modern conveniences that lie just over the bridge. A five-minute drive takes you to Eaton Fair, one of WA's largest regional shopping centres home to over 60 retail and dining options, including a 24-hour Kmart. Plans for a state-of-the-art cinema complex are also underway. Keeping active is effortless, with Eaton Recreation Centre's world-class fitness equipment and crÃ/Æ'Ã'Ã'â€che facilities just up the road. Medical and dental centres, tyre and auto services, day-care facilities - all your essentials are just minutes away. You're spoilt for choice of schools, with two primary schools and Eaton Community College just minutes from your doorstep. TAFE and Edith Cowan University, two Catholic High Schools and Bunbury Grammar School are all within 15 minutes. Where style and functionality meet! Ideally suited to more square "squat blocks" or blocks with a maximum depth of 20m, the Graduate is a home where style and functionality meet. Cleverly combining four generously-sized bedrooms, including a spacious master suite with multiple sliding robes, two well-appointed bathrooms, an activity that can turn into theatre and oodles of open-plan living, the Graduate by Shelford Quality Homes also boasts a masterful chef's kitchen with feature breakfast bar, contemporary stone bench tops and extra-wide stainless-steel cooking appliances. Feature-packed for family living, the Graduate also combines standard inclusions second to none, and a tonne of "extras" at no extra cost, like 31c high ceilings in the main living, Solar and air con. With a modern elevation, contemporary Colorbond® steel roof, double lock-up garage and all-weather alfresco area under the main roof, the Graduate delivers great value for money whether you're looking to nest - or invest! Of course, while we know great value is all about affordability, at Shelford Quality Homes we also believe that great value means never comprising on quality, which is why the Graduate is backed by our Shelford Build with Confidence Guarantee and our rock-solid Shelford Lifetime Warranty, and comes complete with our ultimate specification - no tricks, no

- Fully Ducted Reverse Cycle Air Conditioning
- 6.64kw Solar Package
- Floor Covering and Blinds
- Home Security Package
- 20mm Caesarstone Kitchen Bench Tops
- 31c High Ceilings to Living Areas
- 900mm Stainless Steel Cooking Appliances
- Soft Closing Doors
- Choice of Designer Tapware
- LED Lighting Package
- Full Height Vinyl or Mirrored Sliding Robes
- 28c High Ceilings to Alfresco and Garage
- Acrylic Render to The Front Elevation
- Colourbond Gutters and Fascia
- 25 Years Structural Warranty
- Plus Much More!

Call Trevor Wright today for more information about this exciting house and land package. As your one stop home building shop, we can also help simplify your finance options and access the Western Australian First Home Owner's Grant if you're eligible. PLEASE NOTE: * Photos are for illustrative purposes only and may depict fixtures, features and finishes not included in the specification or advertised price. ** Price is subject to change when site works, engineering and a Energy Assessment are taken into consideration. *** The land advertised in this package is not owned by Shelford Quality Homes and must be purchased through the developer and/or selling agent. Of course, Shelford Quality Homes can help you negotiate the purchase of the land as part as the advertised house and land package. Alternatively, you may purchase the land directly from the developer and/or selling agent. **** Whilst the land was available at the time of listing this package for sale, neither Shelford Quality Homes nor the developer and/or selling agent guarantee the land will still be available at the time of enquiry.