

# Lot 268 Brookfield Avenue, Margaret River, WA 6285



## House For Sale

Friday, 12 July 2024

Lot 268 Brookfield Avenue, Margaret River, WA 6285

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 560 m2

Type: House



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**\$826,642**

Welcome to Spindrift Estate, a stunning sanctuary in the heart of Margaret River. This impressive location offers an unparalleled lifestyle, combining natural beauty with modern convenience. Enjoy world-renowned wineries, gourmet dining, pristine beaches, and lush forests just minutes from your doorstep. Embrace the vibrant community and modern amenities that make living in Margaret River truly desirable.

**LOCATION FEATURES-** 3.5km to the Margaret River town centre - home to Coles, Woolworths, cafes, specialty stores and restaurants- 2km to Rapids Landing Primary School and 3km Margaret River Primary School and Margaret River Senior High School- 3.8km mins to Margaret River Recreation Centre- 5.5km to Wooditjup National Park- Less than 15 minutes from pristine beaches- Surrounded by world class wineries, breweries and restaurants- 17km to Cowaramup, 51km to Dunsborough and 56km to Busselton

Got a large family? Then this block and house design is made for you.

**WHAT'S INCLUDED?-** Feature elevation- Ducted reverse cycle air-conditioning throughout- 30c raised ceilings throughout home / 27c to alfresco, porch and garage- **COLORBOND®** steel roof, garage door, fascia, downpipes and gutters in designer colours- 900mm stainless steel kitchen appliances- Overhead kitchen cupboards- Choice of premium mixers to kitchen, bathrooms and laundry- LED downlight package- Jason Windows sliding doors and windows- Soft close cupboards and drawers- A kitchen locally designed and built by The Maker Designer Kitchens- Complimentary in-house finance advisory service- Built by qualified and experienced tradespeople- Access to all the design choices and inspiration of our showroom, Home Collective- Peace of mind & security of building with the ABN group - owned and managed by Dale Alcock- 12-month service warranty and 25-year structural guarantee!- Plus heaps more...Whether you're a first homeowner, building your next family home or an investor, we're here to help you create a home that is a little more you. If you're curious as to what you can afford, I also have access to our award winning, in-house construction loan specialists, Resolve Finance; and would be more than happy to help you on your way to home ownership.

**\*\*\*DISCLAIMER\*\*\*** Full retail price \$826,642. Terms & conditions apply.©

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