

# LOT 36 Karbro Dr, Cardup, WA 6122



## House For Sale

Friday, 3 November 2023

LOT 36 Karbro Dr, Cardup, WA 6122

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 2 m2

Type: House



Clare Young

## EXPRESSIONS OF INTEREST - SUITE BUYERS MID \$1MILL

Pull in the reins and grab this fantastic opportunity to snap up this impressive rural residence and horse lovers' heaven. Boasting a fabulous well accommodated home and beautiful horse property situated on 2.04Ha (approx. 5 acres) of land, the perfect set up for the equine enthusiasts. All the hard work has been done here and all of the expensive infrastructure is already in place for you to just turn key, move in and start enjoying an idyllic rural lifestyle. It is an absolute pleasure to bring to the market this beautifully presented property, situated within the highly sought-after location of Cardup. This is undeniably an exquisite family home and impressive bespoke equine property. The current owners are highly motivated to find new owners to enjoy their fabulous acreage estate and sensational place to call home. A stunning property in abundance with features, copious space to relax and enjoy the serenity of the rural surroundings. The property oozes style and charm, collectively the home offers 4 bedrooms, 2 bathrooms, the master suite comprises of his & her walk-in robes, en-suite with corner spa bath, dual vanities and separate toilet. The minor bedrooms are serviced by the second bathroom consisting of shower, bath, vanity and separate toilet, a theatre room for family movie nights, a gorgeous classic kitchen filled with modern appliances the chef of the family will love! A huge open plan family living /dining. The alfresco area to the rear of the property will no doubt be the venue for endless entertaining complete with outdoor toilet facilities and a built-in bar which over looks the lay of the land and lush paddocks. Hang your hat and saddle right here and start living your dreams within this slice of paradise, an outstanding home and equine enthusiast's dream. . . Features for the horses: Licenced for 4 horses 20 x 12m Shed with tack room, raised hay storage and running water 4 Huge horse bays All horse bays are reticulated for dust control Round yard Riding track around the property 6 Paddocks fully fenced with additional electric fencing One of the huge paddocks would make a perfect arena Bore reticulation 3 phase power 2 x Rain water tanks Wash down bay Huge undercover parking for horse floats and extra vehicles Features of the home: Reverse cycle ducted air-conditioning Solar power- 3kw /16 panels Solar hot water system Down lights throughout Ducted vacuuming throughout Automated sweep inlet built in kitchen cabinetry Plumbing for the fridge Huge walk-in pantry Dishwasher Freestanding gas hop & electric oven with range hood Theatre room Bamboo timber flooring & quality carpets to bedrooms Septic sewerage system Out door toilet/ powder room off alfresco Alfresco with additional gazebo and built-in bar Front verandah Well accommodated laundry Chook pen & run Shire - Serpentine Jarrahdale Rates approx. \$3,070.00 Built 2013 Have the best of both worlds, serene rural living yet situated on the cities edge with all amenities on your doorstep, only a 40min drive into Perth CBD, 40min drive to Fremantle, 30min drive to the local beach, 5 min drive to local shops and schools. To schedule a viewing of the property, contact Clare Young: 0414167753 DISCLAIMER: Whilst we use our best endeavours to ensure all information is correct when listing this property, things do change, and buyers should make their own enquiries and investigations to determine all aspects are true and correct. Property Code: 137