



## 38 Waterfront Parkway, SHOALWATER, WA 6169

SOLD BY SHAUN GROVES

Unquestionably, the best house on the street!

On the south side of Apex Reserve, on the most prized street in The Anchorage, is a home that overlooks the lake, has a great floor plan, and exudes warmth and charisma.

Perfectly designed to make the most of its location, this home focuses on escapism with the front living areas and master bedroom offering panoramic views over the water.

A neutral colour palette runs throughout the living areas and high ceilings compliment the sensation of space. Flooded with natural light and seamless indoor-outdoor integration. Arguably, the headline act of The Anchorage Estate - this home will exceed your expectations in every way!

### FEATURES

Open plan layout

**TYPE:** Sold

**INTERNET ID:** 300P112074

#### SALE DETAILS

**From \$799,000**

#### CONTACT DETAILS

**Elders Real Estate  
Rockingham & Baldivis**

8/2-6 Council Ave  
Rockingham, WA  
08 9591 4999

**Shaun Groves**  
0414461976

Kitchen features Belling 900mm gas top, and 3 zone culinary oven

Family lounge downstairs

Dining area (can seat 8)

3 spacious bedrooms (master features views over lake)

Study (could be a 4th small bedroom)

En-suite with shower and his & hers vanity

Upstairs lounge offers an escape with adjoining balcony and incredible views

Family bathroom offers shower and tub

2 wash closets

Separate scullery / laundry

Air-conditioning

## OUTSIDE FEATURES

Water views

Incredible al-fresco with automated blinds

Double garage with access from laneway

## LOCATION

10m\* to Apex Reserve (Google Maps)

550m\* to Lake Richmond (Google Maps)

1.2km\* to the beach (Google Maps)

3km\* to Point Peron (Google Maps)

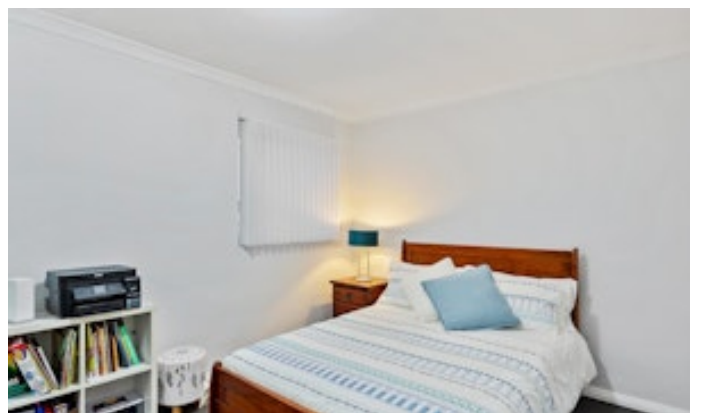
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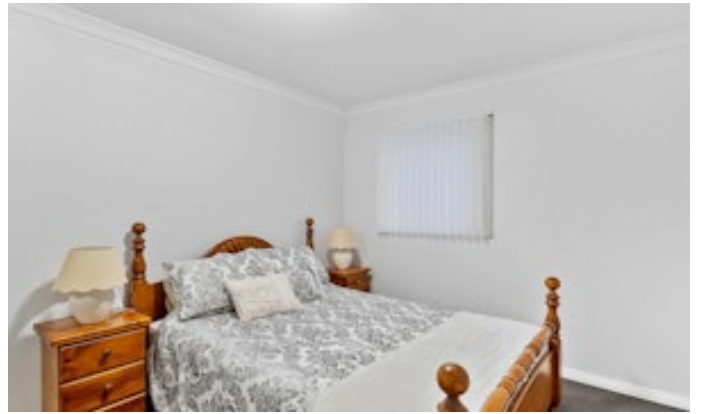
- Land Area 350.00 square metres
- Building Area: 170.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage





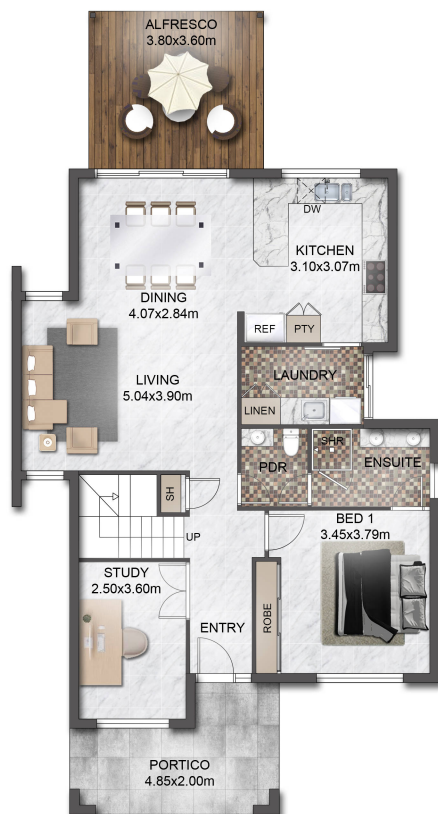












GROUND FLOOR PLAN



UPPER FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.

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