



36 Stonesfield Court, DARDANUP WEST, WA 6236

Dual Living on 6.95 Acres

Set at the end of a quiet cul-de-sac in sought-after Dardanup West, this exceptional 6.95-acre lifestyle property offers space, privacy and flexibility rarely found in today's market.

Designed for families who value room to move - and buyers seeking additional income streams - 36 Stonesfield Court delivers a beautifully appointed main residence alongside three fully self-contained units.

THE MAIN RESIDENCE â## Character, Comfort & Entertaining

The primary home is a spacious 4-bedroom, 2-bathroom residence rich in warmth and craftsmanship.

Gorgeous floorboards flow throughout, complemented by elegant ceiling roses and timeless jarrah features. At the heart of the home sits a full jarrah kitchen with expansive bench space, extensive drawer and cupboard storage, and seamless connection to the large family, living and dining zone. Added functionality with tiles throughout the busy parts of the home including the kitchen, games and family rooms

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TYPE: For Sale

INTERNET ID: 300P184845

SALE DETAILS

Offers Over \$1,700,000

CONTACT DETAILS

Bunbury
11 Stirling Street
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ect, whilst the bedrooms are carpeted for a relaxed feel.

A separate formal dining room provides additional space for entertaining, while the dedicated games room complete with built-in bar creates the ultimate setting for relaxed evenings with family and friends.

The master retreat is generous in scale, featuring large sliding robes, reverse-cycle air conditioning, private access to the alfresco and a spacious ensuite featuring a spa bath with double vanities, shower.

Additional bedrooms include built-in robes and integrated desk/bench space, ideal for growing families or those working from home. The main bathroom is finished with floor-to-ceiling tiling, bath and shower.

Year-round comfort is assured with reverse-cycle split system air conditioning and a tile fire for cosy winter evenings.

Outdoors, a stunning wraparound veranda framed by concrete pillars enhances the home's presence, while the expansive alfresco area provides the perfect space to entertain overlooking the property.

THE SECOND RESIDENCE â## Three Self-Contained Units

Adding exceptional versatility is a separate building comprising three individual 2-bedroom, 1-bathroom units.

Each unit offers:

- Functional kitchen, dining and living space
- Reverse-cycle air conditioning
- Main bedroom with built-in robes
- Second bedrooms with built in robes
- Plumbed laundry trough and space for tacked washing machine and dryer
- Well-sized bathroom
- Private rear porch and yard
- all 3 units have a built-in deck, they all share Interconnecting deck space
- All 3 units share a 75,000L rainwater tank
- Each unit is on its own individual power meter

Whether utilised for extended family accommodation, guest stays or rental income, these units provide immediate flexibility and long-term opportunity.

Infrastructure & Land

- 6.95 acres of usable land

- Substantial 24m x 9.8m powered shed
- Main Residence has 75,000L rainwater tank to itself
- Bore for additional water needs
- Established grounds with endless potential

This is a rare opportunity to secure a lifestyle holding that combines quality living with income-generating capability in one of Dardanup West's most peaceful settings.

Whether you're seeking multi-generational living, a home business base, or a property with additional revenue streams - this is a property that adapts to your vision.

Land Rates: \$3,335.63.

Zoning: Rural Residential

Built: 1990

- Land Area 6.95 acres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 6

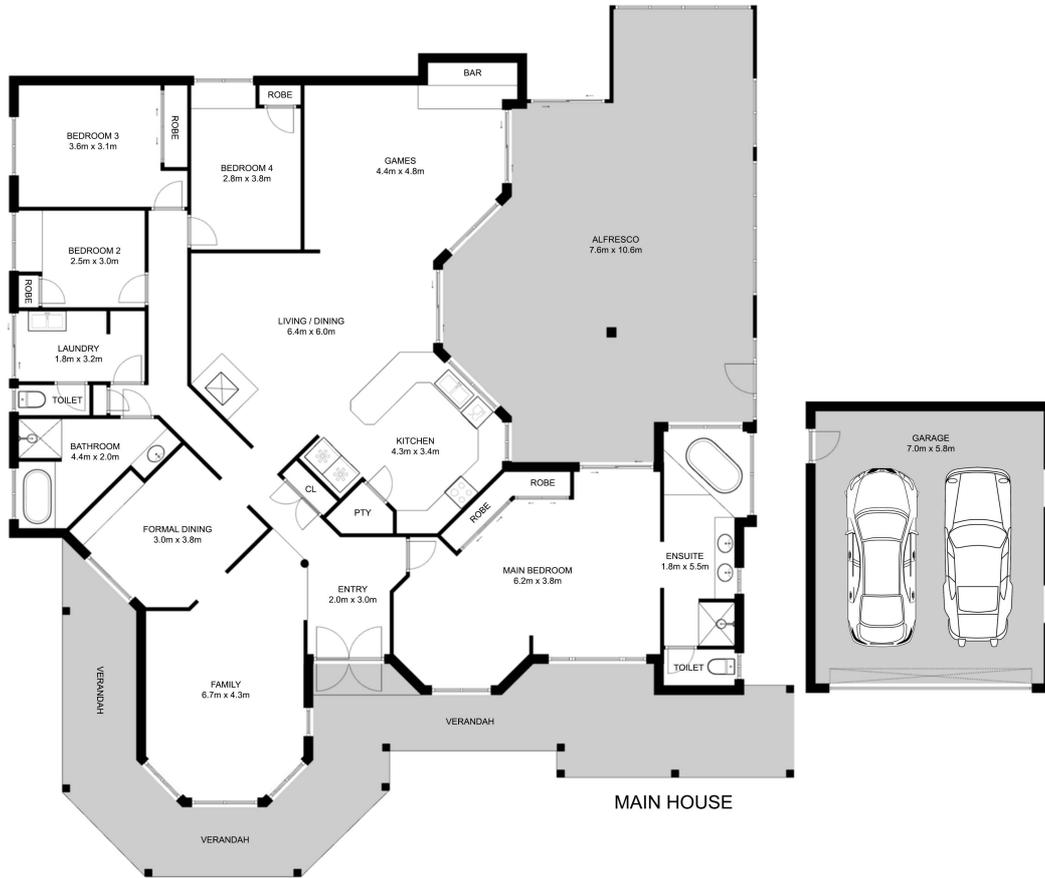








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