



153 Amazon Drive, BALDIVIS, WA 6171

NEWLY BUILT RESIDENCE FOR MODERN FAMILY LIVING

Placed in a premium family setting, just a short stroll from a choice of parkland and the newly opened shopping precinct, this 2020 built home offers a modern and inviting residence, with sweeping natural light across the entire 183sqm* interior floorplan. Created for comfort, with a fantastic level of detail and quality throughout, the minimal maintenance layout offers a large family hub with your living, dining and kitchen included, while a separate theatre space offers additional room to relax. Your 4 bedrooms are all well-spaced, with a modern ensuite to the master, and a central family bathroom between the minors, while the backyard is just as inviting as the interior, with full use made of the generous 626sqm* block. A decked alfresco offers a welcoming setting to entertain, with a secondary pergola to the rear corner for additional seating, while the backyard is a child's paradise, with a designated sandpit, a large lawned area and plenty of room to roam, while your double garage sits to the front for secure parking of the vehicles.

Located in a sought after setting, you are just moments from the recently opened Stargate shopping precinct, while a choice of parkland is found in all directions including play equipment, sporting facilities and even a nearby skate park, with the Tamworth Wetlands easily within reach. A variety of schooling and childcare options ensure laid back living, with excellent road and public transport connections for those seeking a daily commute, while both the popular Stockland shopping centre and much-loved Spud Shed are equally on hand for all your retail and dining needs.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 300P188742

SALE DETAILS

Offers From \$875,000

CONTACT DETAILS

**Elders Real Estate
Rockingham & Baldivis**

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

Adam Dineley
0450217206

Features of the home include:

- Master suite to the rear of the residence, with soft carpet to the floor, quality sheer window coverings and a walk-in robe, with a luxurious ensuite including a walk-in shower with glass screening, an extended stone topped vanity, and black tapware and accessories for a modern feel
- Three further bedrooms toward the front of the home, also carpeted with full height built-in robes for storage
- Family bathroom with a glass shower enclosure, a bath and stone topped vanity, with the same black fittings throughout
- Separate laundry with a full height sliding door linen closet
- Fully equipped kitchen, with ample cabinetry including a full height pantry, plus stone benchtops and in-built 900mm appliances, with an oven, gas cooktop and rangehood, while designated recesses for the fridge, microwave and dishwasher offers a flawless design, with a large island bench for casual meals
- Light and bright family hub, with an open plan design equipped for living and dining, with tiled flooring and sliding doors directly to your alfresco for a cohesive flow between
- Theatre space or additional lounge to the side of the main living area, with carpet underfoot and a large window to overlook the gardens
- Dual front door entry into a grand foyer, with views to the main living area and gardens beyond
- Ducted air conditioning throughout
- Extremely generous alfresco setting that extends out from the home to sit within the gardens, with decked flooring and a recessed ceiling for appeal
- Secondary paved area, with a pergola for additional relaxation or peaceful entertaining
- Landscaped backyard, with ample lawn to enjoy, a dedicated sandpit for the children, and raised garden beds to the perimeter, with established greenery throughout
- Beautiful street appeal, with lawned gardens and a shady decked verandah to the front of the home
- Double remote garage with a paved driveway beforehand

Offering an outstanding family residence, this newly built home offers an expertly designed property, where complete comfort is at the forefront, and easy care living a close second, allowing plenty of space to both the inside and out, and a relaxed layout to enjoy. The location ensures all the day-to-day essentials are close at hand for laid back convenience, while the family focused setting offers a welcoming community in which to call home.

Contact Adam Dineley today on 0450 217 206 to arrange your viewing.

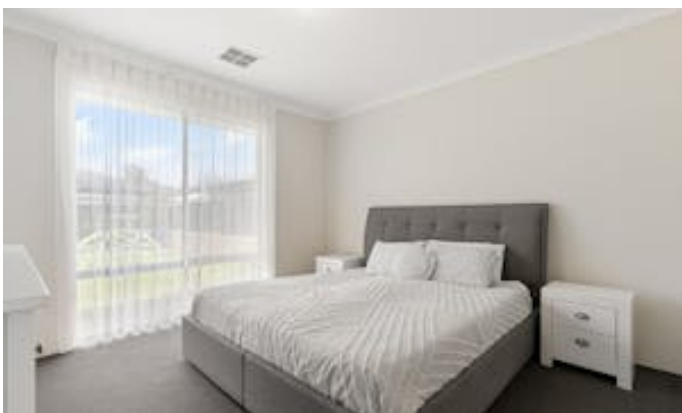
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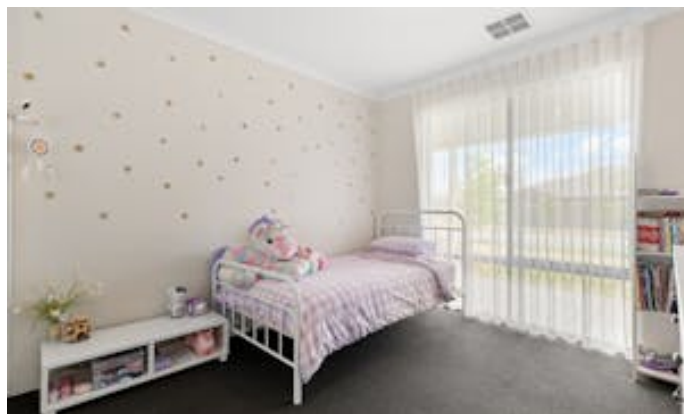
*All measurements/dollar amounts are approximate only and generally marked with an

* (Asterix) for reference. Boundaries marked on images are a guideline and are for visual purposes only. Buyers should complete their own due diligence, including a visual inspection before entering into an offer and should not rely on the photos or text in this advertising in making a purchasing decision.

- Land Area 626.00 square metres
- Building Area: 183.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage











FLOOR PLAN

153 Amazon Drive, Baldivis