



## 2 Bonnington Way, BALDIVIS, WA 6171

Home Open Sunday, 16th November from 12:10-12:40pm

Fantastic Family Home Set Amongst Other Quality Properties in a Sought-After Pocket of Baldivis!

END DATE SALE - All offers to be submitted by 5:00pm, 1st December 2025, unless sold prior. Suits buyers from Mid \$800,000's

Nestled in a great convenient location and set on a low maintenance 525sqm\* corner block, this easy to maintain residence offers a quality, low maintenance lifestyle, perfect for first home buyers and investors alike.

Featuring four good sized bedrooms all with built-in robes, 2 bathrooms, modern kitchen with 900mm stainless steel appliances and ample storage space, open plan living area, massive enclosed theatre room, activity area, and laundry with linen storage.

Outside features a large alfresco entertaining area, artificial turf in the back yard for easy maintenance, side access, and double car garage that's suitable for higher vehicles, plus a shopper's entry.

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:** 300P188970

### SALE DETAILS

**End Date Sale - Price Guide Mid \$800,000's**

### CONTACT DETAILS

**Elders Real Estate  
Rockingham & Baldivis**  
8/2-6 Council Ave  
Rockingham, WA  
08 9591 4999

**Tony Ansara**  
0410 107 787

Additional features include ducted reverse cycle air-conditioning for year-round comfort, security cameras for added peace of mind, and solar panels for energy savings.

Located in a great family friendly location and is within walking distance to beautiful parklands, schools, transport routes and only a short distance to shopping facilities and local amenities.

Call Tony Ansara anytime with any questions or queries on 0410 107 787. A detailed property video is available upon request via WhatsApp App.

#### Property Features

Year built 2013

Lot size 525m2\*

Double door entry

4 Good sized bedrooms (Master bedroom with large walk-in robe and ensuite with double vanities, walk-in double shower, and separate toilet, Minor bedrooms with built-in robes)

2 Bathrooms

Modern kitchen with 900mm stainless steel appliances and ample storage space

Open plan living area

Massive enclosed theatre room

Activity area

Laundry with linen closet

Ducted reverse cycle air-conditioning

Security cameras

Solar panels for energy savings

Alfresco entertaining area

Low maintenance gardens

Side access

Double car garage that's suitable for higher vehicles and shopper's entry

#### Location Features

Nearest bus stop (Nairn Dr before Clyde Ave) 400m\*

Mentor Street Reserve 400m\*

Baldivis Square 1.1km\*

Baldivis Family Medical Centre 1.1km\*

Stockland Baldivis Shopping Centre 1.2km\*

Warnbro Train Station 5.4km\*

Kwinana Freeway 2.3km\*

Perth 47.3km\*

#### Schools

Makybe Rise Primary School 1.8km\*

Settlers Primary School 1.6km\*

Rivergums Primary School 2km\*

Tuart Rise Primary School 2.4km\*

Baldivis Secondary College 2.2km\*

Ridge View Secondary College 3.8km\*

Tranby College 1.9km\*

Mother Teresa Catholic College 4km\*

The information provided including photography is for general information purposes only and may be subject to change. No warranty or representation is made as to its accuracy, and interested parties should place no reliance on this information and are required to complete their own independent enquiries, inclusive of due diligence. Should you not be able to attend in person, we offer a walk through inspection via online video walk-through or can assist an independent person/s to inspect on your behalf, prior to an offer being made on the property.

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 525.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage













