



49 Viscount Heights, LOWER KING, WA 6330

Relaxed Country Retreat

Sitting amongst charming landscaped gardens and set off by majestic natural bush, this thoughtfully designed and beautifully built home is the relaxing country retreat you have been waiting for. Built by Charlie Vrbn in 2008, the home itself has a wonderful layout with spacious and well-planned living areas, a fantastic kitchen, large bedrooms, and fabulous outdoor entertaining areas. With a sense of calm and quality, the home has presence from the moment you approach and feels eminently comfortable and stylish both inside and out.

This property also comes with excellent shed space in the form of an 8m by 12m workshop in addition to a dedicated 11m by 4.5m van or boat shed, abundant fruit trees including a netted orchard, plenty of room for veggies, a couple of acres of pristine bush teeming with birds and wildlife, and plenty of lawn space for the kids and pets to roam. Lifestyle properties with home of this quality, and set up this well, are few and far between.

Syringa Park has always been an in-demand destination for lifestylers, tree-changers, and downsizing farmers due to the spacious blocks, beautiful setting, and proximity to Great Southern Grammar, the King River, and magical beaches. Populated with quality homes, this is a lifestyle haven less than fifteen minutes to central Albany and under ten minutes to the nearest supermarket and shopping centre.

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: 300P191002

SALE DETAILS

Offers above
\$1,450,000

CONTACT DETAILS

Albany Real Estate
189 Chester Pass Road
ALBANY, WA
08 9842 7900

Blair Scott
0459 024 026

- Approximately 1.59ha (3.9ac) lot in fabulous Syringa Park
- Beautifully landscaped gardens set off by pristine natural bush
- Brick and iron home constructed by Charlie Urban in 2008
- Excellent quality of build and finish, fabulous layout
- Open-plan living with cassette RC-AC and wood fire
- Fabulous kitchen, heaps of space, with bay window overlooking gardens
- Sunroom/lounge with feature high ceiling and bifold doors to deck and outdoor ent.
- King size master with double WIR and spacious ensuite
- Queen-size family bedrooms all with BIR
- Superb semi-enclosed outdoor entertaining overlooking gardens
- Beautifully landscaped gardens with abundant fruit trees, and veggie area
- Oversize double garage, excellent shed space with approx. 12m by 8m workshop, and 11m x 4.5m shed for boat or van
- Stunning section of pristine bush, around 2.5ac, teeming with birds and wildlife
- Close to King River for fishing, boating etc, beautiful beaches within easy drive, approx. 15 mins to thriving Albany
- Huge rainwater capacity, scheme water, insulation, solar array

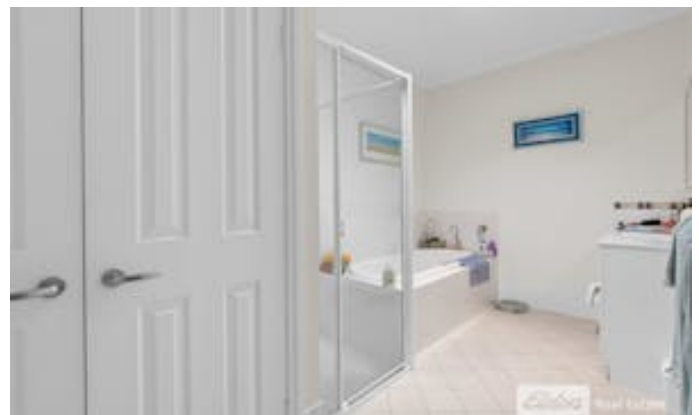
This property is calming, relaxing, and incredibly peaceful. The natural bush is absolutely stunning, setting off the lush gardens perfectly. The home itself has a wonderful soothing ambience, with nearly all rooms bringing the outside greenery in. You will love it here, whether it be sharing quality time with family, playing with the kids on the lawn, or preparing meals together. You will love the morning quiet while you enjoy a coffee on the deck while you watch the birds, and you will love raucous get togethers in the brilliant outdoor entertaining. This is a home to be enjoyed, and shared.

Lifestyle properties of this standard are hard to find. For your private inspection or more information please contact Blair Scott on 0459 024 026.

- Land Area 1.586 hectares
- Building Area: 240.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 3
- Double garage
- Ensuite











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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