



51 Monument Boulevard, BALDIVIS, WA 6171

GENEROUS FAMILY HOME WITH EASY CARE GARDENS AND A SPARKLING BELOW GROUND POOL

Offering generous proportions throughout, this spacious family home provides comfortable living across the interior, with sparkling poolside gardens and an inviting alfresco for entertaining. The master suite is extremely well-spaced, with a fully equipped ensuite including a spa bath, while your further three bedrooms are all oversized and designed for family life. An activity space or study area offers additional living, with a separate theatre room, and your vast open plan family hub combining your lounge and dining around the central kitchen. Moving outside and a sheltered alfresco offers a substantial space to entertain, with views across the glistening below ground pool, creating a welcoming backyard in which to gather friends or relax with family. And for the vehicles, you have a double remote garage to the front of the home, with an extra wide driveway for additional parking.

Located within a premium setting just walking distance to the picturesque nature reserve and recreational facilities, you have endless greenspace to enjoy, with the local primary school also a quick stroll from home for a family orientated appeal. Plentiful shopping and dining options are easily within reach including the recently created Stargate Shopping Centre and much-loved Spud Shed, with road and public transport connections ensuring convenient access to the CBD or surrounds.

TYPE: For Sale

INTERNET ID: 300P195541

SALE DETAILS

Offers From \$1,050,000

CONTACT DETAILS

**Elders Real Estate
Rockingham & Baldivis**
8/2-6 Council Ave
Rockingham, WA
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Features of the home include:

- Generous master suite, with a complete wall of built-in robes, a cooling ceiling fan and effective reverse cycle air conditioning unit, with sliding door access directly to the gardens
- Oversized ensuite to the primary bedroom, equipped with a glass shower enclosure, corner spa bath and a large vanity with storage, plus WC
- Three further extremely spacious minor bedrooms, all with ceiling fans and built-in robes
- Central family bathroom with a glass shower enclosure, bath and vanity
- Fully equipped kitchen with a sweeping benchtop for a breakfast bar design, plus extensive contrasting cabinetry and a full height corner pantry, with an in-built wall oven, gas cooktop and rangehood, and designated recess for the fridge
- Light and bright family zone with both living and dining within, with cooling ceiling fans, a reverse cycle air conditioning unit and downlighting, with plenty of room for even the largest of families to gather and relax
- Theatre room for family movie viewing, currently being utilised as bedroom number 5
- Activity space or study between the minor bedrooms, with yet another ceiling fan and a large window for natural lighting
- Timber effect flooring to the main living areas and activity space, with carpet to the bedrooms
- Sizeable alfresco to the rear of the home, with direct access from the main living area, including extended paving across the backyard and a sheltered area to entertain
- Inviting below ground pool, with a paved surround for relaxation and fencing to the perimeter for peace of mind, with a heater for extended use across the year
- Lawned areas within the backyard and a garden shed for stowage
- Large street frontage with a lawned garden and a sheltered portico before the home
- Solar panel system with battery for energy efficiency
- Widened driveway for additional parking and vehicle storage
- Double remote garage

Built in 2011*, set upon a 576sqm* block with 216sqm* internally, this spacious and inviting family residence offers a comfortable space to call home. A choice of living area ensure relaxation across both the interior and garden, with the added benefit of the beautiful swimming pool to enjoy. While the location provides absolute convenience without sacrificing your greenspace, with popular nearby parkland on offer that is sure to appeal to families and investors alike.

Contact Bianca today on 0422 864 960 to arrange your viewing.

*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 576.00 square metres
- Building Area: 216.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage





