



4B Matthews Street, CASTLETOWN, WA 6450

Proudly listed by Keith Ogley and Julie Jackson, Elders Real Estate Esperance

Fully Renovated Coastal Strata Unit

Fully renovated in a modern, contemporary style, this double brick strata unit presents an excellent opportunity for downsizers or investors seeking low maintenance living close to the coast.

Set behind manicured lawns, the property enjoys the rare bonus of generously sized front and rear yards, ideal for green thumbs and offering scope for further improvements.

The 2 in 1 front entry door features a magnetic glass opening with security mesh, allowing excellent airflow while maintaining peace of mind. Inside, the rendered interior is complemented by feature brick walls in two rooms. The home is fully insulated and upgraded electrical work has been completed throughout.

The spacious open plan living area is fitted with timber look plank style tiles and serviced by a three way, ceiling mounted reverse cycle air conditioning system for year round comfort.

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: 300P196318

SALE DETAILS

Offers above \$550,000

CONTACT DETAILS

Esperance

81 Norseman Road
ESPERANCE, WA
08 9071 9900

Keith Ogley

0427 714 714

The standout kitchen adds a touch of class with a stone waterfall island benchtop, glass splashbacks, gas cooktop, electric oven, sink with gooseneck tap, fridge and microwave recesses, pantry, and a combination of overhead cupboards, drawers, and under bench storage. The adjoining dining area flows seamlessly to the rear decked patio via a glass sliding door with sheer curtains.

Both bedrooms are carpeted and feature triple mirrored sliding robes. Each bedroom enjoys its own private ensuite, tiled floor to ceiling and complete with shower, vanity, and WC.

The decked patio also houses a built in laundry with bench space, cupboards, and sink, while a zip track blind provides added weather protection and security.

Located just a 200 metre stroll to Castletown Beach and within easy reach of IGA, all the hard work has been done. Simply move in and relax.

Need to know

- Strata titled unit (in complex of 2)
- 500 sqm block
- 2 bedrooms, 2 ensuites with toilets
- Constructed from double brick and iron, rendered interior with feature brick walls in 2 rooms
- Insulated
- Upgraded electrical
- Gutters and fascia professionally painted in February
- Fully renovated in a contemporary style
- Quality window treatments throughout
- 2 in 1 front entry door featuring magnetic glass opening for security mesh door, for added airflow
- Wooden plank style tiles in living, kitchen and dining areas
- Ceiling mounted reverse cycle air conditioning with 3 way vents allowing circulation to living area and both bedrooms
- Lounge room, white venetian blinds, sheer curtain
- Stylish kitchen, stone waterfall island benchtop, glass splashbacks, gas cooktop, electric oven, sink with gooseneck tap, fridge and microwave recesses, pantry, overhead cupboards, drawers and under-bench storage, white venetian blinds
- Dining area, carpeted, glass sliding door to rear patio, sheer curtain
- Bedroom 1, carpeted, triple wall to wall mirrored robe, double roller blinds with blackout option
- Ensuite, walk-in shower, wide vanity and toilet
- Bedroom 2, carpeted, triple wall to wall mirrored robe, double roller blinds with blackout option
- Ensuite, shower recess, vanity and toilet

- Built-in laundry facilities in outside decked patio, assists with noise reduction and no condensation from dryer. Zip track blind enhances weather protection and security
- Water softener
- Multiple car parking options
- Manicured lawns and hedge with paths to front and rear doors
- Large gate allowing secure access to backyard
- New whirly bird installed April 2026
- Colorbond fencing on 2 boundaries
- One street back from Castletown Quays and access to a path within meters to the beach
- Close proximity to IGA complex including pharmacy, bottle shop and hairdresser
- Service Station, Lions Park playground and Bunnings also close by
- Instantaneous Gas HWS
- Connected to Deep Sewer

Castletown beach by foot 200m

Castletown IGA 500m

Castletown Primary School 1.1km

Town Centre 3.5km

Every precaution has been taken to establish the accuracy of the above information; however, prospective purchasers are advised to carry out their own due diligence

Other features: Close to Shops, Window Treatments

- Land Area 500.00 square metres
- Building Area: 83.00 square metres
- Bedrooms: 2
- Bathrooms: 2
- Ensuite





