

5 Grier Crescent, BALDIVIS, WA 6171

OUTSTANDING MULTI-LEVEL FAMILY HOME UPON A SPACIOUS CORNER SETTING

Placed upon a premium corner standing within the much-loved Settlers Hills Estate, this outstanding family residence spans two levels of comfort, with 4 bedrooms and 2 bathrooms, along with a choice of living areas to the inside and out. Beautifully manicured gardens ensure an instant charm, with the striking exterior immediately drawing you in, while your backyard provides a multitude of alfresco opportunity, with room for the firepit and plenty of opportunity to relax or unwind at days end. The interior has undergone a variety of updates and upgrades, with sensational renovations to the kitchen and both bathrooms, while your floorplan sees your master retreat to the upper level, along with a large living area or private lounge. Your three further bedrooms are placed to the ground floor, with a vast open plan living and dining area around the spectacular kitchen, with direct access to the exterior and gardens for an entertainers appeal.

Perfectly placed with a choice of greenspace and parkland within strolling distance, you have a scenic lake to meander, play equipment to enjoy and sporting options all close at hand. While the popular Stockland Shopping Centre is well-equipped for your retail and dining needs, with family life well and true catered for with both public and private schooling, and childcare, within walking distance. And for those with a daily commute to consider, the Kwinana Freeway is easily within reach, with Warnbro train station a quick drive away and multiple bus routes available.

TYPE: For Sale

INTERNET ID: 300P196479

SALE DETAILS

Offers From \$1,000,000

CONTACT DETAILS

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

Bianca McKenzie
0422864960

Features of the home include:

- Generous master suite to the upper level, with extensive built-in robe space and a luxurious ensuite with a dual vanity, a tiled shower recess with glass screening and private WC
- Three spacious minor bedrooms, with large windows for a light and bright feel within
- Renovated family bathroom, with a freestanding bath overlooking the gardens, a glass shower enclosure and floating vanity, with modern tiling throughout
- Modern kitchen with stone benchtops including a waterfall edge, extensive cabinetry and a quality in-built 900mm* oven, cooktop and rangehood, with a large breakfast bar for casual dining, pendant lighting and a designated coffee station
- Sweeping open plan family living and dining area, with an effective reverse cycle air conditioning unit, downlighting and plantation shutters to the windows
- Additional living area, lounge or parents retreat to the upper floor, providing a comfortable and flexible space to enjoy
- Grand entry hallway with a stairway to the upper level
- Ducted air conditioning
- Carpet to the bedrooms and upper lounge, with striking timber flooring to the main living areas
- Inviting alfresco area beyond the home, with a lined roof, paved flooring and a tranquil outlook across the gardens
- Feature gazebo for additional outdoor entertaining, with that same paved flooring and established vines for a welcoming feel
- Fully fenced backyard, with well-maintained lawn, manicured trees and greenery to the border, and an area of landscaping stone that's ideal for the firepit
- Lush green lawn to the front of the home, with landscaped garden beds and hedging
- Solar panel system for energy efficiency
- Double remote garage with driveway parking beforehand

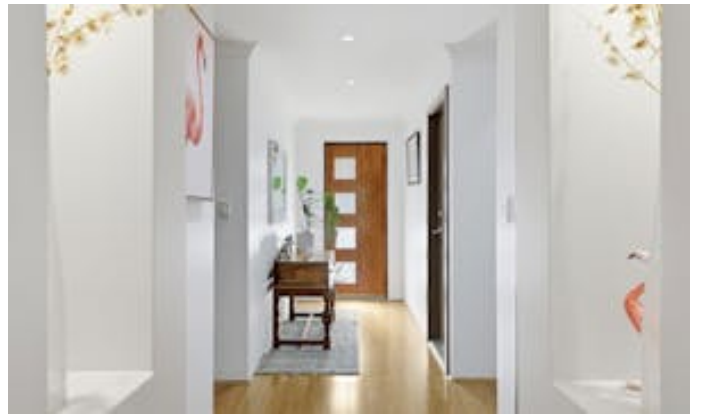
Built in 2004*, set upon a 669sqm* block with 204sqm* internally, this immaculate family home offers a wealth of comfort across its two levels of living, with the secluded gardens ensuring peace and tranquility throughout. While your location offers a central and convenient placement for laid back living, with all the daily essentials within walking distance, and sought after connectivity providing a popular choice for many.

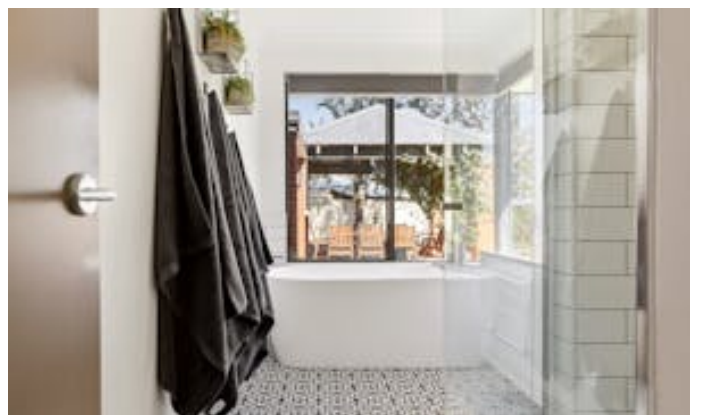
Contact Bianca today on 0422 864 960 to arrange your viewing.

*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.

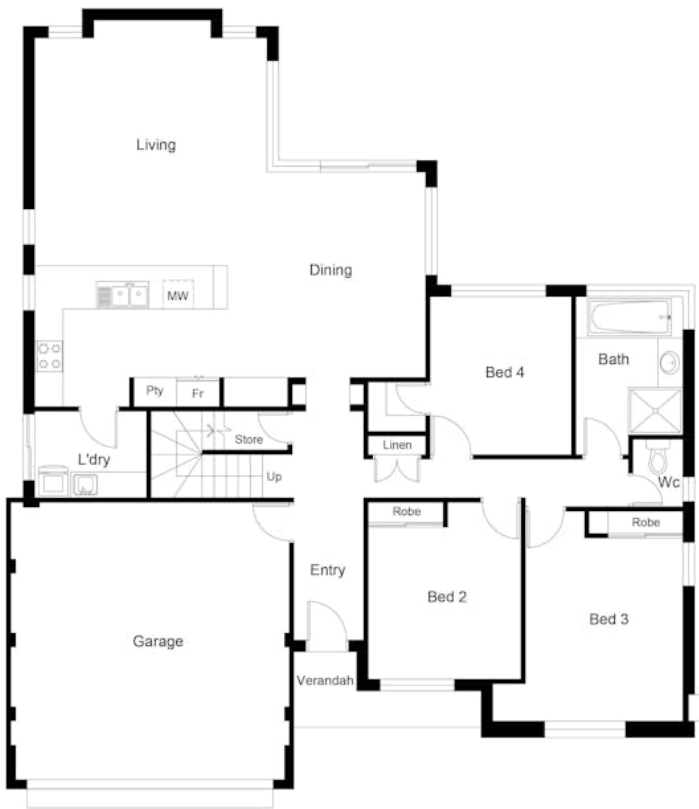
- Land Area 669.00 square metres
- Building Area: 204.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2











GROUND FLOOR PLAN



UPPER FLOOR PLAN

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