



7 Stellaria Avenue, HALLS HEAD, WA 6210

Coastal Investment in a Highly Desirable Location

Welcome to 7 Stellaria Avenue, Halls Head a coastal residence positioned in an enviable location just approximately 250m from the beach and directly opposite a park. Offering strong investment fundamentals, a functional floorplan, and tenancy in place, this property presents an outstanding opportunity in a tightly held coastal pocket.

Currently tenanted at \$580.00 per week until 17/08/2026, this is an investment with immediate income.

Set on a 376m² easy-care block, the home delivers a practical layout designed for comfortable coastal living, with a well-considered design and highly desirable location.

The master bedroom is well-sized and carpeted, featuring sliding door access to the walk-in robe and a private enclosed ensuite finished in neutral tones.

A separate theatre room sits toward the front of the home, complete with carpet and double sliding doors, providing a flexible second living space.

TYPE: For Sale

INTERNET ID: 79P1673

SALE DETAILS

From \$849,000

CONTACT DETAILS

**Elders Real Estate
Mandurah**

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Mandurah, WA
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Bedrooms 2 and 3 are both carpeted with built-in wardrobes and are serviced by the main bathroom, which includes a separate bath and shower with neutral finishes.

At the heart of the home, the kitchen offers stainless steel appliances, gas cooking, rangehood, island bench, and dishwasher, overlooking the open plan living and dining area. This central space is fitted with split system air conditioning for year-round comfort.

Wood-look flooring enhances the main living areas, adding warmth and practicality throughout.

The laundry is positioned off the kitchen and includes additional linen storage, offering everyday functionality.

Outside, the home features a fully fenced rear yard with established lawn and gardens, along with an alfresco area ideal for relaxed outdoor living.

Key Features Include:

- Currently leased at \$580.00 per week until 17/08/2026
- Prime coastal location approx. 250m from the beach
- Opposite a park
- 376m² easy-care block
- Fully fenced rear yard with established gardens
- Double automatic garage
- Master bedroom with walk-in robe access and enclosed ensuite
- Separate carpeted theatre room with double sliding doors
- Bedrooms 2 & 3 with built-in robes and carpet
- Main bathroom with separate bath and shower
- Kitchen with stainless steel appliances, gas cooking, island bench & dishwasher
- Open plan living and dining with split system air conditioning
- Wood-look flooring through main living areas
- Laundry with linen storage
- Alfresco entertaining area

Offering a highly desirable coastal position with tenancy security, this property is well suited to investors or future owner-occupiers seeking a home in a premium beachside location.

***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. ***

Other features: Carpeted, Close to Schools, Close to Shops, Close to Transport, Openable Windows, Window Treatments

- Land Area 376.00 square metres
- Building Area: 140.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Double garage
- Ensuite
- Floorboards







