

## 24 Allnut Street, MANDURAH, WA 6210

NEAR-NEW SPACIOUS MODERN FAMILY HOME | COMPLETED OCTOBER 2025

Positioned on a generous 911sqm block, this near-new residence presents an exceptional opportunity to secure a substantial modern home, now available to the open market.

With construction recently completed in October 2025, this property offers the rare advantage of a quality build without the delays, stress, or uncertainty of starting from scratch. The home is move-in ready while still allowing scope for you to add your own finishing touches and personal style.

Whether you're searching for a spacious family home or a property you can further enhance to your own vision, this residence delivers a functional layout, quality inclusions, and outstanding potential.

### Accommodation & Design:

Offering a generous 5x2 configuration, the home has been thoughtfully designed with family living in mind. Multiple living zones, a separate theatre room, and expansive open-plan living provide excellent space and flexibility.

**TYPE:** For Sale

**INTERNET ID:** 79P1679

**SALE DETAILS**

**From \$939,000**

**CONTACT DETAILS**

**Elders Real Estate  
Mandurah**

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**Jordain Crocker**  
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The privately positioned master suite features dual walk-in robes and a hotel-style ensuite complete with a freestanding bath, reflecting the home's modern design and quality finishes.

Four additional bedrooms are all well-sized, each fitted with built-in robes and ceiling fans, and are serviced by a stylish main bathroom with double vanity.

At the heart of the home, the open-plan kitchen, living, and dining area flows seamlessly to the outdoors via stacker sliding doors. The kitchen includes a central island bench with pendant lighting, a 900mm freestanding oven and cooktop, and a well-appointed scullery with dishwasher and sink.

A theatre room positioned at the rear of the home provides a perfect secondary living space, ideal as a media room or kids' retreat.

#### The Opportunity:

This property offers an exciting opportunity to further enhance and personalise without the challenges of a full build. The key structure and layout are complete, allowing the next owner to:

- Add personal touches to suit your style
- Complete landscaping and outdoor entertaining areas
- Enhance finishes over time if desired
- Enjoy a near-new home without construction delays

A genuine "move in and make it your own" opportunity in a premium coastal location.

#### Property Features

- 911sqm block
- 245.57sqm total build (incl. garage and porch)
- 5-bedroom, 2-bathroom layout
- Build Completed October 2025
- High ceilings
- Open-plan living and dining
- Contemporary kitchen with island bench, pendant lighting & 900mm appliances
- Double fridge recess with plumbing
- Scullery with dishwasher and additional sink
- Separate theatre room
- Master suite with dual walk-in robes & luxury ensuite with freestanding bath
- Four minor bedrooms with built-in robes & ceiling fans
- Main bathroom with double vanity

- Enclosed laundry with walk-in linen
- Split system air conditioning to living area
- Gas instantaneous hot water system
- Three-phase power available
- Potential side access
- R60 zoning

Building & Warranty:

- 6-year product warranty on appliances (from completion)
- 12-month building warranty valid until 24/10/2026

Location Highlights (Approx.)

- 1.2km to Silver Sands Beach
- 1.6km to Dolphin Quay
- 1.7km to Mandurah Foreshore
- 1.9km to Mandurah Train Station
- 2.5km to Mandurah Forum
- 4.6km to Halls Head Central
- 10.2km to Kwinana Freeway access

A rare opportunity to secure a substantial near-new home where the design, space, and quality are already in place - ready for you to move in and make it your own.

\*\*\*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: 3 Phase Power, Carpeted, Close to Schools, Close to Shops, Close to Transport, Kitchenette

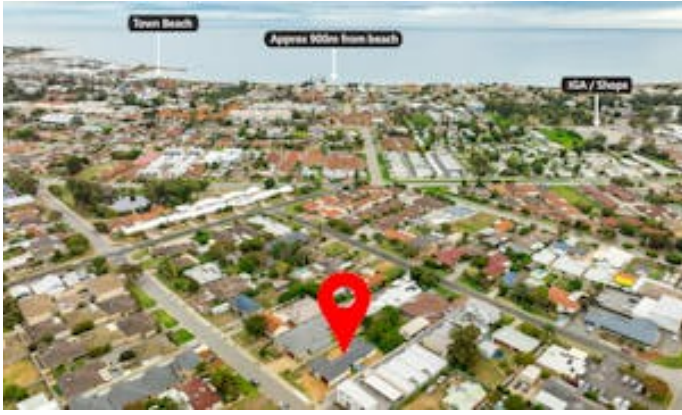
- Land Area 911.00 square metres
- Building Area: 245.00 square metres
- Bedrooms: 5
- Bathrooms: 2
- Double garage
- Ensuite

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.











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