







Dawesville, 6 Wickepin Parade

Modern Comfort Meets Functionality.

3 2 2

For Lease
Please Call

View
ljhooker.com.au/4RPDFF2

Contact
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UNFURNISHED | 3X2 in the heart of Dawesville.

Experience modern coastal living in this beautifully maintained 2023-built home, located in the highly desirable Florida Beach estate in Dawesville. Designed with comfort, functionality, and space in mind, this home offers the perfect blend of relaxed beachside living and everyday convenience.

Inside, you'll find a spacious open-plan layout featuring a stylish kitchen with a 900mm electric oven, gas cooktop, rangehood, dishwasher, walk-in pantry, and generous breakfast bar.

A versatile hybrid space offers the perfect nook for a coffee station, appliance hub, or home office setup. The separate theatre room creates a cosy retreat for movie nights or a quiet space to unwind.

LJ Hooker

LJ Hooker Mandurah
(08) 9586 5555

Disclaimer: All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

The master suite impresses with two walk-in robes and a sleek ensuite, while two additional queen-sized bedrooms with built-in robes are serviced by a well-appointed family bathroom. Ducted reverse-cycle air conditioning ensures year-round comfort throughout the home.

Step outside and you'll find a standout feature of this property, an expansive backyard that's truly unmissable. Whether you're dreaming of a pool, landscaped gardens, or extra room for the kids to play, this huge yard offers limitless potential. Side access adds even more functionality, perfect for storing boats, trailers, or additional vehicles.

Situated just moments from pristine beaches, local schools including St Damien's Catholic and Ocean Road Primary, and a convenient shopping village, this home offers an exceptional lifestyle.

Enjoy nearby walking trails, The Cut Golf Course, the Peel-Harvey Estuary, and Dawesville Foreshore, all while being just a short drive from Mandurah's vibrant city centre. This is coastal living with space, style, and practicality.

- Ducted reverse cycle air-conditioning
- Separate theatre room
- Double cars lock up garage
- Expansive rear garden with artificial lawn and side access
- Spacious bedrooms all with built in robes
- Automatic reticulation to the front lawn
- Close proximity to local Coles, Schools and Beach

Available now.

To view the property, please ensure you register online.

***Please note the lessor makes no representations about the availability of CTV/Alarms, telephone lines, internet lines or any other communications services to the premises. The tenant must make their own enquiries regarding the availability, cost and/or installation of those services.

Own your own investment property? If you are looking for property management services, we would love to hear from you. Contact our office on 9586 5555 or hello.south@ljhpxp.com.au for a no-obligation and confidential conversation.
A direct link to our online application will be sent via SMS after viewing attended.

* Please note we do NOT accept 1Form applications*

PLEASE READ - Important information regarding viewings.
To arrange a viewing please click the "Contact Agent" button or the "Book Inspection" button and you will be sent an instant reply to register for the scheduled viewing/s
To be notified of viewing changes and cancellations, please register your details as above for the viewing. Notifications will not be sent if you are not registered.

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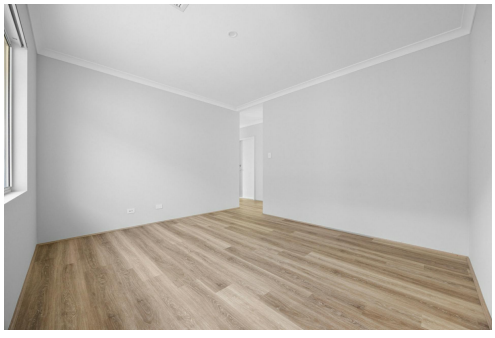
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More About this Property

Property ID	4RPDFF2
Property Type	House
Including	Ensuite Toilets (2)

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