



## Yanchep, 5 Lexicon Road

Spacious 4x2, ducted a/c



Discover your perfect family retreat in Yanchep, a coastal suburb known for its natural beauty and relaxed lifestyle. This expansive 4-bedroom, 2-bathroom home is ideal for those seeking comfort, modern conveniences, and ample space to grow. Build completed earlier this year. As new!

### Key Features:

- \* 4 Generously Sized Bedrooms: Each room features plush carpeting and large windows, creating a bright and welcoming atmosphere.
- \* 2 Contemporary Bathrooms: The master bedroom boasts a private ensuite, while the main bathroom offers modern fixtures and fittings.
- \* Open Plan Living and Dining: A versatile, spacious area with easy-care tiled flooring—perfect for family gatherings or quiet nights in.
- \* Modern Kitchen: Enjoy a stylish, functional kitchen equipped with a gas cooktop, electric

### For Lease

\$650 wk

### View

By Appointment

### Contact

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oven, dishwasher, and central island bench for added convenience.

- \* Ducted Air Conditioning: Stay comfortable year-round with efficient climate control throughout the entire home.
- \* Double Garage: Secure parking for two vehicles, plus extra storage space.
- \* Outdoor Entertaining: A covered alfresco area overlooks a beautifully landscaped backyard with low-maintenance artificial grass, creating an ideal space for family fun or relaxed outdoor dining.

Located north of Perth, Yanchep offers the perfect blend of a coastal lifestyle and family-friendly amenities.

This home is a true gem, combining ample living space, modern design, and an ideal location. Don't miss out on the opportunity to make this house your new family home!

## More About this Property

Property ID	J1GHRD
Property Type	House
Including	Ducted Cooling Toilets (2) Fully Fenced

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