



19 Darter Street, Broadwater

Beautifully Renovated & Ready to Enjoy!

This beautifully renovated open-plan home has so much to offer, combining modern updates with comfortable family living.

Ideally located within walking distance to parklands and close to the well-established Vasse shopping precinct, convenience is right at your doorstep.

THE NEW LIST

Freshly painted throughout in a neutral, contemporary palette to suit any décor.




Brand new carpets in all bedrooms, including the spacious master retreat with walk-in robe.

New blinds installed throughout.

Both the main bathroom and ensuite have been fully renovated, with the main bathroom featuring a large deep bath and new cabinetry, including additional storage behind the mirror.

The laundry has been upgraded with new cabinetry, stone benchtops, and modern tapware.

Stylish Elmfield Collection luxury vinyl plank flooring has been

4  2  2 

FOR SALE

Please Call

AGENTS

Karen Kemp

0417 178 098

karen.kemp@ljhsouthwest.com.au

AGENCY

LJ Hooker Property South West WA

(08) 9791 6880

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Interested parties must rely solely on their own enquiries.



installed throughout the main living and high-traffic areas.

The kitchen has been refreshed with new benchtops, dishwasher, rangehood, and gas cooktop, along with a new stainless steel dual sink and tapware.

The master suite offers an extended sitting area, walk-in robe, new ensuite, and fresh carpeting.

Minor bedrooms include recessed robes, new carpets, and fresh paint throughout.

LIVING AREAS

A separate lounge is positioned at the front of the home.

The heart of the home features a spacious open-plan kitchen, dining, and living area.

Enjoy the flexibility of three separate living spaces.

FEATURES

Ducted reverse-cycle air conditioning (recently serviced)

5kW solar panel system

Covered alfresco area with aggregate flooring and two drop-down blinds

Security screen doors to front and rear

Garden shed (approx. 3m x 3m)

Established fruit trees

2.9m side access, plus double carport with convenient internal access to the kitchen

NBN available and natural gas connected

Easy-care, established lawns and gardens

Gas bayonet in the lounge room

Move straight into this 2005 built, fully renovated, ready-to-enjoy home, set in a safe, family-friendly neighbourhood with welcoming neighbours. Conveniently located close to Vasse Primary School and Cape Naturaliste College.

Call Karen Kemp on 0417 178 098 today to arrange a viewing!

MORE DETAILS

Property ID	1A7RHND
Property Type	House
House Size	156 m ²
Land Area	585 m ²

Karen Kemp 0417 178 098

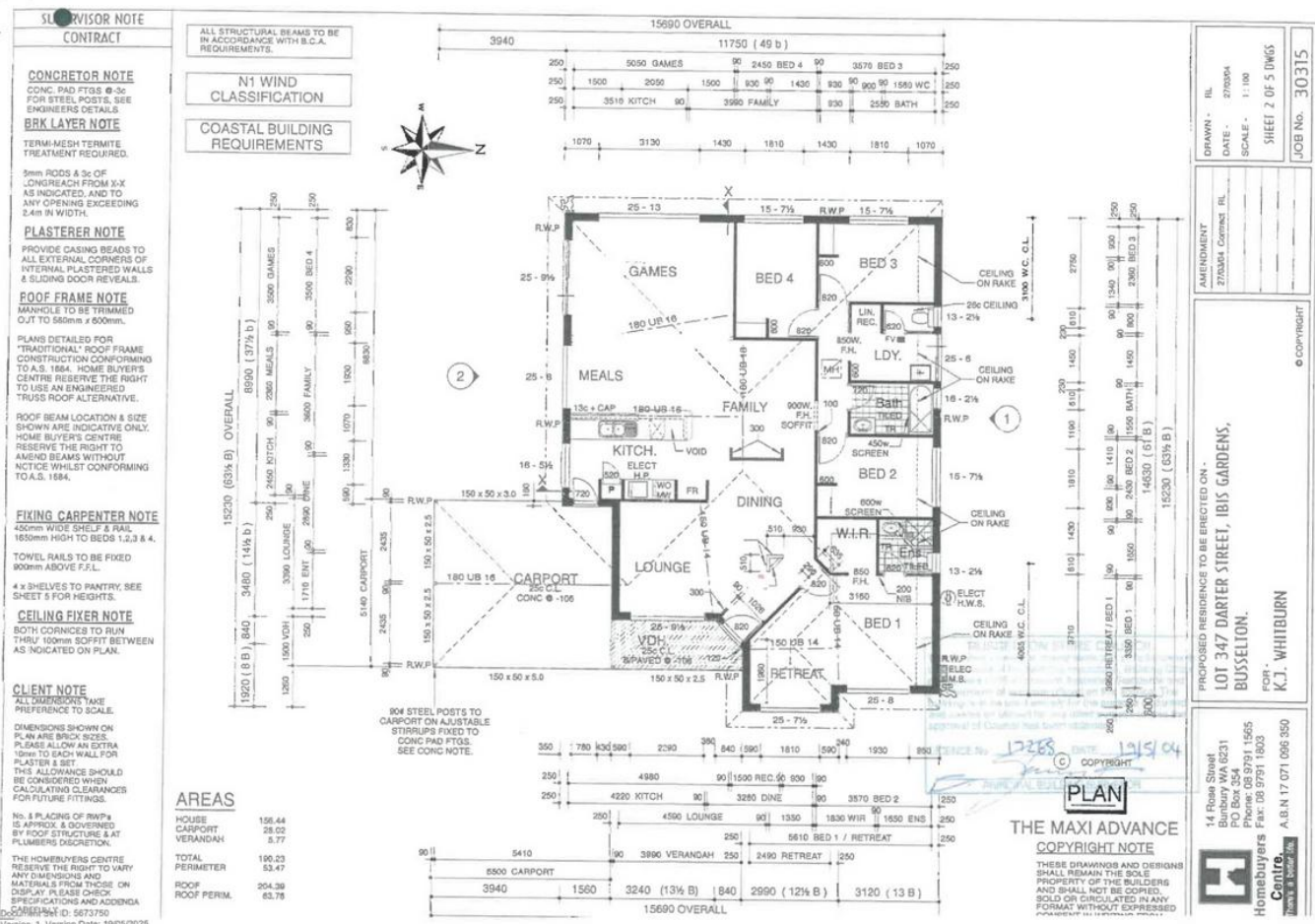
Sales Consultant - Busselton | karen.kemp@ljhsouthwest.com.au

LJ Hooker Property South West WA (08) 9791 6880

130 Victoria Street, BUNBURY WA 6230

southwestwa.ljhooker.com.au | bunbury@ljhsouthwest.com.au





SUPERVISOR NOTE
CONTRACT

CONCRETOR NOTE
CONC. PAD FTGS @ 3c FOR STEEL POSTS. SEE ENGINEERS DETAILS

BRK LAYER NOTE
TERMI-MESH TERMITE TREATMENT REQUIRED.

9mm RODS & 3c OF LONGREACH FROM X-X AS INDICATED. AND TO ANY OPENING EXCEEDING 2.4m IN WIDTH.

PLASTERER NOTE
PROVIDE CASING BEADS TO ALL EXTERNAL CORNERS OF INTERNAL PLASTERED WALLS & SLIDING DOOR REVEALS.

ROOF FRAME NOTE
MANHOLE TO BE TRIMMED OUT TO 150mm x 150mm.

PLANS DETAILED FOR "TRADITIONAL" ROOF FRAME CONSTRUCTION CONFORMING TO A.S. 1884. HOME BUYERS CENTRE RESERVE THE RIGHT TO USE AN ENGINEERED TRUSS ROOF ALTERNATIVE.

ROOF BEAM LOCATION & SIZE SHOWN ARE INDICATIVE ONLY. HOME BUYERS CENTRE RESERVE THE RIGHT TO AMEND BEAMS WITHOUT NOTICE, WHILST CONFORMING TO A.S. 1884.

FIXING CARPENTER NOTE
450mm WIDE SHELVE 2 RAIL, 1650mm HIGH TO BEDS 1,2,3 & 4.

TOWEL RAILS TO BE FIXED 900mm ABOVE F.F.L.

4 x SHELVE TO PANTRY; SEE SHEET 5 FOR HEIGHTS.

CEILING FIXER NOTE
BOTH CORNICES TO RUN THRU 100mm SOFFIT BETWEEN AS INDICATED ON PLAN.

CLIENT NOTE
ALL DIMENSIONS TAKE PREFERENCE TO SCALE.

DIMENSIONS SHOWN ON PLAN ARE BRICK SIZES. PLANS ALLOW AN EXTRA 10mm TO EACH WALL FOR PLASTER & SET.

THIS ALLOWANCE SHOULD BE CONSIDERED WHEN CALCULATING CLEARANCES FOR FUTURE FITTINGS.

No. & PLACING OF R.W.P.s IS APPROX. & GOVERNED BY ROOF STRUCTURE & AT PLUMBERS DISCRETION.

THE HOMEBUYERS CENTRE RESERVE THE RIGHT TO VARY ANY DIMENSIONS AND MATERIALS FROM THOSE ON DISPLAY IN BASE CHECK SPECIFICATIONS AND ADDENDA CONTRACT ID: 5673750

Version 1, Version Date: 19/05/2025

N1 WIND CLASSIFICATION

COASTAL BUILDING REQUIREMENTS

AREAS

HOUSE	156.44
CARPORIT	28.02
VERANDAH	5.77
TOTAL	190.23
PERIMETER	63.47
ROOF PERIM.	204.36
ROOF PERIM.	63.76

AMENDMENT

DRAWN - RL 27/03/04

DATE - 1/10/04

SCALE - 1:100

SHEET 2 OF 5 DWGS

JOB No. 30315

PROPOSED RESIDENCE TO BE ERRECTED ON -
LOT 347 DARTER STREET, IBIS GARDENS,
BUSSELTON.

FOR -
K.J. WHITBURN

14 Flora Street
Bunbury WA 6231
PO Box 354
Phonic 08 9991 1565
Fax: 08 9991 1505

Homebuyers Centre
A.B.N 17 071 056 350

THE MAXI ADVANCE
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