







44 Clifton Street, Collie

5 1 2

Space to Grow, Room to Play and a Home Made for Family Life

Some homes simply give you more room to enjoy life and this is one of them. From quiet mornings on the elevated front porch to long summer afternoons around the pool and relaxed evenings entertaining under the expansive patio, this generous five bedroom home has all the ingredients for a wonderful family lifestyle.

Set in an elevated position, the home immediately invites you to slow down and enjoy the outlook. The covered front porch is a beautiful spot to start the morning with a coffee while taking in the peaceful views across the surrounding neighbourhood and treetops. As the day draws to a close, return to the porch, settle in and watch the changing colours of the evening sky as the sun sets beyond the rooftops. It is a simple pleasure, but one that could quickly become part of your everyday routine.

Inside, the home has a warm and welcoming feel, with a wonderful sense of space and character throughout. The generous front living room provides plenty of room for the family to come together, complete with a cosy wood fire for those cooler winter evenings and air conditioning through out for year-round comfort. Charming archways create a natural connection through to the dining area and

FOR SALE
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spacious kitchen beyond, giving the main living spaces an easy and inviting flow.

At the heart of the home, the kitchen is designed around the realities of family life. Generous bench space, ample cabinetry and a central island provide plenty of room for preparing meals, packing school lunches or gathering together at the end of a busy day. The adjoining dining area offers space for the family table, creating a natural meeting place where dinners are shared, stories are told and memories are made.

With five bedrooms, there is room for everyone to find a space of their own. Whether you have a growing family, teenagers wanting some independence, regular guests or simply need the flexibility of a home office or hobby room, the accommodation can adapt as your family's needs change. A functional family bathroom with a corner spa bath and shower is complemented by two separate toilets, an especially practical inclusion in a busy household.

And then there is the outdoor living.

Stretching along the rear of the home, the enormous gabled patio feels like an extension of the living space and is made for bringing people together. Imagine lazy Sunday lunches around a big outdoor table, the barbecue going while the kids play, birthday parties that spill outdoors and Christmas celebrations with enough room for the entire extended family. There is space to create separate dining, lounging and entertaining zones while remaining comfortably protected from the elements.

Alongside it, the fenced swimming pool brings another dimension to family life. Summer weekends can be spent at home with the kids splashing in the pool while the adults relax nearby, transforming the backyard into your own private place to entertain, unwind and enjoy the warmer months.

There is still room outdoors for children and pets to enjoy, while the property's impressive infrastructure will appeal to anyone who has accumulated a few extra toys along the way.
A massive gabled carport offers exceptional flexibility for multiple vehicles, a caravan, boat, trailer or recreational equipment.

Then there is the substantial separate workshop. This is much more than everyday storage. It provides genuine space for the home handyman, car enthusiast, hobbyist or anyone dreaming of having a dedicated place for projects and equipment. Combined with the additional shedding and extensive covered areas, it is a property where everything can finally have its place.

Most importantly, it is a home with the space and versatility to become whatever your family needs it to be.

Property Features To Love
- Five bedrooms, Master bedroom has built in robes
- Spacious living room with character archways connecting the living zones
- Large family kitchen with ample cabinetry, generous bench space and island bench
- Adjoining dining area with room for the whole family
- Functional family bathroom with corner spa bath and shower
- Elevated covered front porch capturing peaceful neighbourhood and treetop views
- Expansive gabled outdoor entertaining area
- Below ground swimming pool
- Massive gabled carport with room for multiple vehicles, caravan, boat or trailer

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- Substantial separate workshop

With so much space, flexibility and functionality on offer, this is a property well suited to growing families and those who value room both inside and out. Whether it is entertaining under the expansive patio, cooling off in the pool, making use of the impressive workshop or simply enjoying the outlook from the front porch, there is plenty here to appreciate.
A home with space for the family, the vehicles, the hobbies and everything that comes with a busy lifestyle, this is an opportunity well worth inspecting.

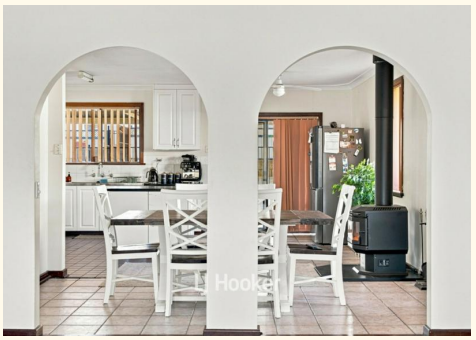
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MORE DETAILS

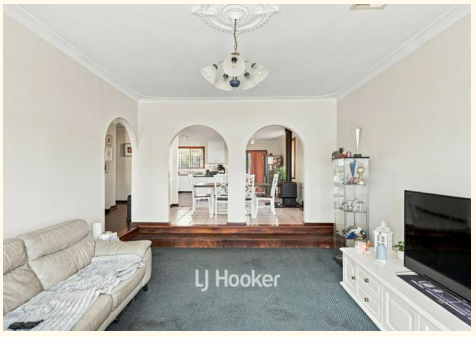
Property ID	1B4CHND
Property Type	House
Land Area	1105 m2
Including	Air Conditioning
	Toilets (2)
	Pool
	Outdoor Entertaining
	Secure Parking
	Fully Fenced











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5 BED | 1 BATH

TOTAL: 385 m2

Internal 156 · Outbuilding 63 · Alfresco 166 m2

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