

Sold



18 Austin Rise, Dawesville

Transformed Residence on Elevated Lot Close to Estuary

- 4x2x2
- Built 2004
- 192 m2 floor area
- 612m2 lot
- Estuary side of Dawesville
- Upgraded kitchen
- Upgraded bathrooms
- Upgraded stylish theatre
- 5KW solar

First Open Home Sunday 22 March 11:00 to 11:30AM (UNLESS SOLD PRIOR)

Nestled on the elevated section of Austin Rise ,on a cul-de-sac and backing onto untouched natural bushland, is this 612m2 lot boasting a fresh & modern fitted residence.

This transformed interior residence has undergone an impressive full renovation, delivering sleek modern style living.

From the moment you step inside, you will be pleasantly met by the

4 2 2

FOR SALE
Best Offer Over \$939,000

AGENTS

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AGENCY

LJ Hooker Mandurah
(08) 9586 5555

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

high ceilings, expansive hallway, new hybrid flooring with skirting finish, and designer lighting that sets the tone throughout the home.

The master suite is tastefully finished & decorated, positioned at the front of the home with a his & her walk-in robe, sheer curtains and block-out blinds, as well as quality ensuite finished to the highest calibre.

Three additional queen-sized bedrooms each feature built-in robes, new carpets, and stylish window treatments, with the third bedroom boasting semi-ensuite access-ideal for guests or teenagers.

For the entertainment enthusiasts a spectacular theatre room is located at the heart of this home.

The floor plan comprises further a spacious open-plan family zone showcasing a recently upgraded kitchen with stone benchtops, abundant cabinetry, quality appliances, and a feature wall in the living area.

Flowing seamlessly outdoors, the generous alfresco to the rear backing onto the bushland offering privacy & a serene setting with the abundant bird life.

What to Love:

- Whisper-quiet cul-de-sac location
- Elevated 612sqm block backing onto natural bushland
- Fully renovated throughout with modern tones and fresh paint
- Three additional queen-sized bedrooms with robes (third with semi-ensuite)
- Home cinema room
- High ceilings & decorative modern lighting
- New hybrid flooring with skirting finish
- Ducted air conditioning throughout
- Ultra-modern laundry with stone benchtops, splashback & ample storage
- Stunning main bathroom with quality finishes/corner bath
- Double lock-up garage with shopper's entry directly into the kitchen
- Ultra-Modern kitchen with stone benchtops, premium appliances, and walk-in pantry
- Gas hot water system.
- Double entry with wide hallways throughout and a convenient shoppers entry door of the double enclosed garage
- Reticulation to the established gardens that are filled with natives and easy-care varieties
- Tinted windows to the front with a bonus portico sitting area so the outdoors can be enjoyed to the front and rear of the home.

18 Austin Rise will tick all your boxes

This property is the perfect balance of comfort, relaxation, luxury, and nature-a peaceful bushland retreat with all the convenience and lifestyle benefits Dawesville has to offer.

Don't miss your opportunity to secure this exquisite family home. Contact the exclusive selling agent, Tony on 0466550512 for viewing .

DAWESVILLE IS RENOWNED FOR THE OUTDOOR LIFESTYLE ACTIVITIES THAT INCLUDE WORLD CLASS BEACHES, BOATING ,FINISHING, CRABBING, GOLF etc.

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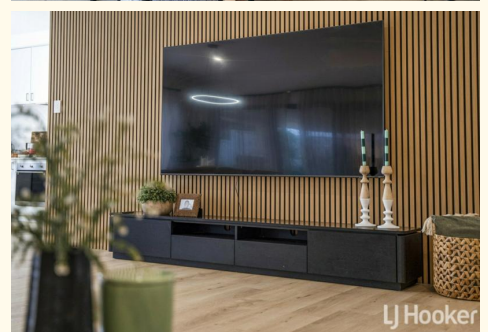
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MORE DETAILS

Property ID 4SYTFF2
Property Type House
Land Area 612 m²

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TOTAL: 185 m²
FLOOR 1: 185 m²
EXCLUDED AREAS: GARAGE: 28 m², PORCH: 19 m², COVERED PATIO: 24 m²
WALLS: 12 m²

Floor Plan Created by Cubicor App. Measurements Do not include the lot's perimeter.

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