



50 Anaconda Loop, Dawesville

Sun, Sand & Style!

This stunning, near new four bedroom, two-bathroom home offers a modern coastal lifestyle just moments from pristine beaches, schools, shops, and transport. Step inside to a wide entrance hallway filled with natural light and high-quality finishes throughout. The king-sized master bedroom features a large walk-in robe and private ensuite with sleek fittings, oversized shower and toilet. Three additional bedrooms are all generously sized, each with mirrored built-in robes, and are serviced by a stylish main bathroom with separate shower, bathtub, and an additional toilet.

At the heart of the home is the spacious open plan living and dining area, perfectly complemented by a gorgeous kitchen with stone benchtops, quality appliances, overhead cabinetry, a dishwasher, and a massive walk-in pantry. Just off the main living space is a separate theatre/media room, ideal for movie nights or quiet relaxation. An additional activity or study zone is positioned between the rear bedrooms, offering a flexible space for kids or working from home.

The laundry is well-appointed with ample linen storage and outdoor access to a private, walled clothesline area. Year-round comfort is ensured with ducted reverse-cycle air-conditioning throughout the entire home.

4 2 2

FOR SALE

Offers Over \$749,000

AGENTS

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AGENCY

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Interested parties must rely solely on their own enquiries.



Outside, the generous alfresco area provides a great space for entertaining, with a low-maintenance rear yard perfect for weekend BBQs. A double lock-up garage with secure shopper's entry adds convenience and security.

Ideally located at the end of a quiet beachside street, this home is close to schools, the new Coles shopping centre, public transport, and all the amenities Dawesville has to offer. It's the perfect blend of luxury, space, and lifestyle.

Extras you'll love:

- Separate theatre room and activity room
- Potential for Side Access
- Ducted Airconditioning
- Built 2023, near new
- Stone bench tops throughout
- Double garage with shoppers entry

Things to know:

Water Rates: Approx. \$1,292.08 p/a

Council Rates: Approx. \$2200 p/a

Potential Rent: \$600 - \$650 per week

All of this in the highly sought-after Dawesville area, where the beach, nature, and community are right on your doorstep. This is more than a home, it's a lifestyle. Don't miss the opportunity to secure your own slice of paradise.

DISCLAIMER: This description has been prepared for advertising and marketing purposes only. It is believed to be reliable and accurate; however buyers must make their own independent inquiries and must rely on their own personal judgment about the information included in this advertisement. Nav Vaughan and LJ Hooker Mandurah provides this information without any express or implied warranty as to its accuracy or currency.

MORE DETAILS

Property ID	4S0SFF2
Property Type	House
House Size	182 m2
Land Area	485 m2
Including	Toilets (2)

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