



22 Alabaster Approach, Jindalee

Contemporary Coastal Family Living

Built in 2021 and located in one of Jindalee's most desirable coastal pockets, this impressive 3-bedroom, 2-bathroom home offers modern design, premium finishes and exceptional entertaining - all just moments from the coast. Only a short stroll to the foreshore and The Beach House, this is lifestyle buying at its finest.

The heart of the home is a striking contemporary kitchen finished in a combination of black stone, timber accents and classic white overhead cabinetry. Designed for both style and practicality, it includes a very large butler's pantry, space for an extra-wide double fridge and generous bench space for everyday living and entertaining.

The open-plan living flows seamlessly to a spacious outdoor alfresco, complete with ceiling fans, TV mount, decked surrounds and rolling flyscreens - creating a true indoor-outdoor entertaining zone. Drive-through side access adds further flexibility, while the double garage offers high clearance and extra room for a trailer with access through to the rear.

Inside, the theatre room includes a wall-mounted TV point, providing a separate space to relax. All bedrooms are generously sized with

3  2  2 

FOR SALE

Please Call

AGENTS

Ian Knight
0413 447 016
ian.knight@ljhooker.com.au

Tommy Simpson
0411 584 120
tommy.simpson@ljhooker.com.au

AGENCY

LJ Hooker Joondalup
(08) 9300 2100

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

mirrored sliding built-in robes, while the master suite delivers a genuine retreat experience. Featuring marble-style finishes, double vanity, oversized double shower with dual showerheads and a large walk-in robe, the ensuite has been finished to a high standard.

A well-designed home offering comfort, space and quality in a premium coastal setting.

Location Highlights

Approx. 2 mins to Eden Beach Lookout

Approx. 7 mins to Alkimos Beach

Approx. 4 mins to Alkimos Beach Primary School

Approx. 5 mins to St James' Anglican School

Approx. 4 mins to Alkimos College

Approx. 5 mins to John Butler Primary College

Approx. 5 mins to Butler Central

Approx. 4 mins to Trinity Village Shopping Centre

Rental appraisal: \$770 —\$850 per week

Water rates (approx.): \$1,189.66

Council rates (approx.): \$2,200

MORE DETAILS

Property ID	KTKHRD
Property Type	House
House Size	220 m2
Land Area	450 m2

Ian Knight 0413 447 016

Residential Sales Specialist | ian.knight@ljhooker.com.au

Tommy Simpson 0411 584 120

Buyers Agent | tommy.simpson@ljhooker.com.au

LJ Hooker Joondalup (08) 9300 2100

4/25 Delage Street, JOONDALUP WA 6027

joondalup.ljhooker.com.au | admin.joondalup@ljhooker.com.au





22 Alabaster Approach, Jindalee

/ for information and guidance purpose only /
measurements shown are approximate

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

