



10 Kingfisher Drive, North Yunderup

Entertainers Delight

Welcome to 10 Kingfisher Drive, North Yunderup —a well-appointed 4-bedroom, 2-bathroom family home set on a huge 1,012m² block. This is more than just a home —it's an entertainer's paradise, perfectly located just 600 metres from a boat ramp to the stunning Murray River.

Step inside to discover a spacious layout designed for comfort and functionality. At the front, a cosy lounge room with a wall-mounted air conditioner offers a peaceful retreat, while the master bedroom features a split-system air conditioner, ceiling fan, walk-in robe, and a private ensuite with shower and toilet.

Bedrooms 2 and 3 include built-in robes and ceiling fans, and the second bathroom has been tastefully renovated, along with the kitchen —featuring a 4-burner gas cooktop, electric oven, twin sinks, and loads of storage.

The open-plan living and dining area boasts soaring high ceilings, creating a light-filled and welcoming space for the whole family. You'll also find a spacious hallway with a double-door linen cupboard for extra storage.

But the true highlight? Step outside to one of the most impressive outdoor entertaining areas you'll ever see. Enjoy a massive gabled

4 2 0

FOR SALE
\$849,000 Make an Offer

AGENTS

John Ball
0418 396 056
jball.mandurah@ljhooker.com.au

AGENCY

LJ Hooker Mandurah
(08) 9586 5555

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pergola with ceiling fans, a built-in pizza oven, a full outdoor bar, and even an outdoor hot and cold shower.

There's no shortage of space for hobbies or storage, with a huge 12m x 6m powered workshop, a second 6m x 6m workshop/games room powered and insulated and a large verandah. Two oversized carports provide ample space for your cars, boat, or caravan.

Sustainable living is also covered with 19 solar panels on a 6.6kW inverter, an electric storage hot water system, and reverse-cycle ceiling air conditioner....

- Block size 1012m2
- Build 1989
- Water rates approx \$1430 per annum
- Council rates approx \$2340 per annum

? If you're looking for a lifestyle property that blends comfort, space, and serious entertaining potential —all just minutes from the river — this is one you don't want to miss...

Call John Ball on 0418 396 056 to arrange your private viewing or find out more today.

MORE DETAILS

Property ID 4S3AFF2
Property Type House

John Ball 0418 396 056
Sales Executive | jball.mandurah@ljhooker.com.au

LJ Hooker Mandurah (08) 9586 5555
68 Mandurah Terrace, MANDURAH WA 6210
mandurah.ljhooker.com.au | hello.south@ljhpxp.com.au

