




561 Wright Road, Piara Waters

EAST-FACING MODERN FAMILY LUXURY BUILT 2024 TURNKEY AND READY

Step into turnkey modern living with this perfectly positioned, east-facing home, currently configured as a 4 bedroom, 2 bathroom residence offering versatile living options, built in 2024. Set on an approx. 315 sqm block in one of Piara Waters' most strategic and accessible pockets, just 25 km from Perth CBD, this home is designed for flexible modern living, with one of the rooms perfect as a theatre, media room, home office, or guest retreat.

Bathed in morning sunlight, this low-maintenance home is designed for today's busy families, featuring smart open-plan living, a premium extended stone kitchen, and a generous walk-in pantry. The master suite offers a private ensuite and walk-in robe, while the additional bedrooms provide flexible living options perfect for children, guests, a home office, or even a theatre and media room.

Packed with upgrades including a 15-panel 6.6 kW solar system, outdoor electric blinds, council approved covered alfresco with BBQ and kegerator, ducted evaporative air-conditioning, artificial turf, security system, and double garage, this is modern family living at its

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FOR SALE

Please Call

AGENTS

Morgan Ramasamy

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AGENCY

LJ Hooker Harrisdale

(08) 9398 4000

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**

finest, ready to move in and enjoy from day one.

Property Features:

- Bright, open-plan living and dining with natural light throughout
- Designer kitchen with extended premium stone benchtop, quality appliances, and spacious walk-in pantry
- Master retreat with private ensuite and walk-in robe
- Three additional well-proportioned bedrooms, with one ideal as a theatre, media room, home office, or guest retreat
- 15-panel 6.6 kW solar system for energy efficiency
- Ducted evaporative air-conditioning for year-round comfort
- Ceiling fans throughout the house for added comfort
- Modern laundry with stone benchtop
- Council-approved alfresco with premium paving
- Outdoor electric blinds for all-season entertaining
- Built-in Outdoor BBQ kitchen with drinks fridge and kegerator
- Security camera system for peace of mind
- Instantaneous gas hot water system
- Low-maintenance front and rear yards with artificial turf
- Secure double remote garage

Location Highlights:

- Private slip-road position for peace and seclusion
- Directly opposite a daycare centre for ultimate convenience
- Walking distance and within catchment for Aspiri Primary School and Piara Waters Senior High School
- Minutes to Piara Village Shopping Centre with IGA, Chemist Warehouse, cafes and everyday essentials
- Close to CY O'Connor Village Pub and other eateries for relaxed dining
- Approx. 7 km to Cockburn Gateway Shopping City
- Easy access to Armadale Road, Warton Road and just 6 km to Kwinana Freeway for seamless connectivity

Homes of this calibre, in this location, and built this recently are extremely rare in the current market. Secure your family's future in one of Perth's most in-demand growth corridors.

Contact Morgan today on 0450 008 638 to arrange your viewing and make this exceptional family home yours.

DISCLAIMER: The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however we cannot guarantee it. Accordingly, all interested parties should make their own enquires to verify the information.

MORE DETAILS

Property ID	2NNJ00
Property Type	House
Land Area	315 m2

Morgan Ramasamy 0450 008 638

Sales Consultant | morgan.ramasamy@ljhooker.com.au

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