



164 Jolly Rambler Boulevard, Ravenswood

## Home Open Cancelled for 9/11

164 Jolly Rambler Boulevard, Ravenswood WA 6208

Built in 2019, this spacious 5-bedroom, 2-bathroom home on a 548sqm block combines contemporary style with family-friendly living. Perfectly positioned in the desirable Ravenswood community, this property offers easy access to Mandurah, Pinjarra and major freeway entrances connecting you seamlessly to Perth or the Southwest.

Perth CBD —approx. 85km / 55 mins

Mandurah —approx. 12km / 12 mins

Pinjarra —approx. 8km / 8 mins

Bunbury —approx. 100km / 1 hr

Property Highlights:

Master Retreat —Generous walk-in robe, ensuite with bath.

4 Additional Bedrooms —3 with built-in robes.

Multiple Living Options —Theatre room, plus playroom/study zone.

5 🏠 2 🚿 2 🚗

### FOR SALE

Offers over \$720,000

### AGENTS

Ian Watson

0428 887 599

[iwatson.mandurah@ljhooker.com.au](mailto:iwatson.mandurah@ljhooker.com.au)

### AGENCY

LJ Hooker Mandurah

(08) 9586 5555

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.



**Chef's Kitchen** —Stone benchtops, island bench, 5-burner gas cooktop, double oven, dishwasher, walk-in pantry and scullery.

**Open-Plan Design** —Spacious family and dining zones leading to outdoor entertaining.

**Ample Storage** —Walk-in linen cupboard plus great cabinetry.

**Climate Control** —Reverse-cycle ducted air conditioning.

**Energy Efficiency** —Solar panels and instantaneous hot water system.

**Outdoor Lifestyle** —Patio entertaining area, side access with secure parking for boat or caravan, and backyard with room for shed or pool.

**Freshly Painted & Move-in Ready**

**Why Ravenswood?**

Ravenswood offers a relaxed lifestyle with a strong community feel. You'll enjoy being close to the Murray River, the iconic Ravenswood Hotel, parks and walkways, all while staying connected with easy freeway access. Whether it's Perth, Mandurah's beaches and foreshore, or exploring the Southwest, Ravenswood is the perfect base.

**Contact:**

Ian Watson —0428 887 599

Karen Watson —0419 905 203

LJ Hooker Property Experience South  
Servicing the Mandurah and Peel Regions.

**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. Ian Watson and LJ Hooker Property Experience provide this information without any express or implied warranty as to its accuracy or currency.

## **MORE DETAILS**

Property ID                   4S3PFF2  
Property Type               House

**Ian Watson 0428 887 599**

Sales Executive | [iwatson.mandurah@ljhooker.com.au](mailto:iwatson.mandurah@ljhooker.com.au)

**LJ Hooker Mandurah (08) 9586 5555**

68 Mandurah Terrace, MANDURAH WA 6210

[mandurah.ljhooker.com.au](http://mandurah.ljhooker.com.au) | [hello.south@ljhp.com.au](mailto:hello.south@ljhp.com.au)

