

17 Churchill Drive, South Bunbury




## Designed to Impress, Built to Embrace the View

Price Guide \$1,100,000  
All reasonable offers considered

Commanding attention on an elevated 923sqm block and built in 2008, this architecturally designed rammed earth residence is a home of rare individuality. With sweeping panoramic views and a striking blend of timber, stone and metal, it offers a warmth and character rarely found in today's market.

Designed to embrace natural light, the home takes full advantage of solar passive heating and cooling, creating a comfortable and energy efficient environment year round. Every detail has been thoughtfully considered to combine dramatic design with practical family living.

At the heart of the home is a spacious open plan living area, complemented by a stainless steel kitchen and flowing seamlessly to the decked alfresco and lawned garden beyond. A theatre room of impressive proportions, separate activity lounge and dedicated home office provide excellent flexibility for families or those working from home.

4  2  2 

**FOR SALE**  
Please Call

### AGENTS

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### AGENCY

LJ Hooker Property South West WA  
(08) 9791 6880

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**

The master suite is privately positioned and features a beautifully appointed ensuite. A second bedroom with its own external access offers the perfect opportunity for a home business, guest accommodation or teenager's retreat, while two further bedrooms are serviced by a stylish bathroom complete with freestanding bath.

Solid timber flooring adds warmth throughout, while the double garage includes a large separate storage room.

Features:

- 923m2 Block approximate
- Four Bedroom by Two Bathroom
- Second bedroom with it's own external access
- Spacious open plan living area
- Theatre
- Separate Study
- Activity Nook
- Stainless Steel Kitchen
- Solid timber flooring
- Double garage includes a large separate storage room.
- Decked alfresco

This is not a standard project home. Distinctive, sophisticated and beautifully designed, this remarkable property would look equally at home in the hills of Malibu as it does here in sought after Bunbury. A home for buyers seeking something truly special. To view contact Helen Povey on 0409295259

Disclaimer: Whilst every care has been taken in the preparation of this advertisement and the approximate outgoings, all information supplied by the seller and the seller's agent is provided in good faith. Prospective purchasers are encouraged to make their own enquiries to satisfy themselves on all pertinent matters. Images are for illustrative purposes.

**MORE DETAILS**

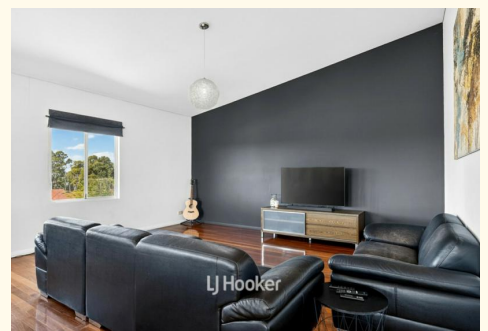
Property ID	1A7GHND
Property Type	House
Land Area	923 m2

**Helen Povey 0409 295 259**

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Please note this floor plan is for marketing purposes and is to be used as a guide only. Measurements are approximate and are for illustrative purposes only