



14 St Agnes Green, Southern River

## Spacious Family Living in the Harrisdale High School Catchment

If you're looking for a large family home with plenty of space for everyone to enjoy, then this impressive residence deserves your attention.

From the moment you step inside, you'll appreciate the generous proportions and practical layout designed for comfortable family living. The home features a superb enclosed theatre room, perfect for movie nights or entertaining guests, while the huge master suite offers a private retreat complete with a stylish ensuite and large walk-in robe.

At the heart of the home is the chef's kitchen, overlooking the open-plan living, dining and meals areas. The thoughtful floor plan continues with three spacious secondary bedrooms positioned at the rear of the home, accompanied by a large activity area ideal for growing families.

Comfort is assured year-round with reverse-cycle split-system heating and cooling, while outside you'll find a wonderful alfresco entertaining area and a beautifully maintained backyard, creating the perfect

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### FOR SALE

Expressions of Interest

### VIEW

Sat 11th Jul @ 12:30PM - 1:00PM

### AGENTS

Sajad Ahmadyar

0405 602 210

[saj.ahmadyar@ljhooker.com.au](mailto:saj.ahmadyar@ljhooker.com.au)

Amir Ahmadyar

0469 375 873

[amir.ahmadyar@ljhooker.com.au](mailto:amir.ahmadyar@ljhooker.com.au)

### AGENCY

LJ Hooker Thornlie | Canning Vale

(08) 9459 7788

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We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

LJ Hooker

setting for family gatherings and weekend relaxation.

Positioned in a highly sought-after location, the property is within the catchment area for Harrisdale Senior High School and close to Bletchley Park Primary School, making it an excellent choice for families looking to secure quality schooling options.

**Features Include:**

- Large enclosed home theatre
- Huge master bedroom with ensuite
- Large walk-in robe to master suite
- Open-plan living, dining and meals area
- 3 generous secondary bedrooms
- Spacious activity room
- Large family bathroom
- Reverse-cycle split-system air conditioning
- Alfresco entertaining area
- Beautifully maintained backyard
- Within the Harrisdale Senior High School catchment
- Close to Bletchley Park Primary School
- Convenient access to shops, parks and public transport

Homes in this location, particularly within the Harrisdale Senior High School catchment, are always highly sought after. Be quick to arrange your inspection.

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**MORE DETAILS**

Property ID	9TWHA2
Property Type	House
Land Area	597 m2
Including	Ensuite
	Air Conditioning
	Outdoor Entertaining
	Close to Schools
	Close to Shops
	Close to Transport

**Sajad Ahmadyar 0405 602 210**

Sales Representative | [saj.ahmadyar@ljhooker.com.au](mailto:saj.ahmadyar@ljhooker.com.au)

**Amir Ahmadyar 0469 375 873**

Sales Representative | [amir.ahmadyar@ljhooker.com.au](mailto:amir.ahmadyar@ljhooker.com.au)

**LJ Hooker Thornlie | Canning Vale (08) 9459 7788**

Shop 26 Thornlie Square Shopping Centre, Spencer Road,  
THORNLIE WA 6108

[thornlie.ljhooker.com.au](http://thornlie.ljhooker.com.au) | [thornlie@ljhooker.com.au](mailto:thornlie@ljhooker.com.au)

