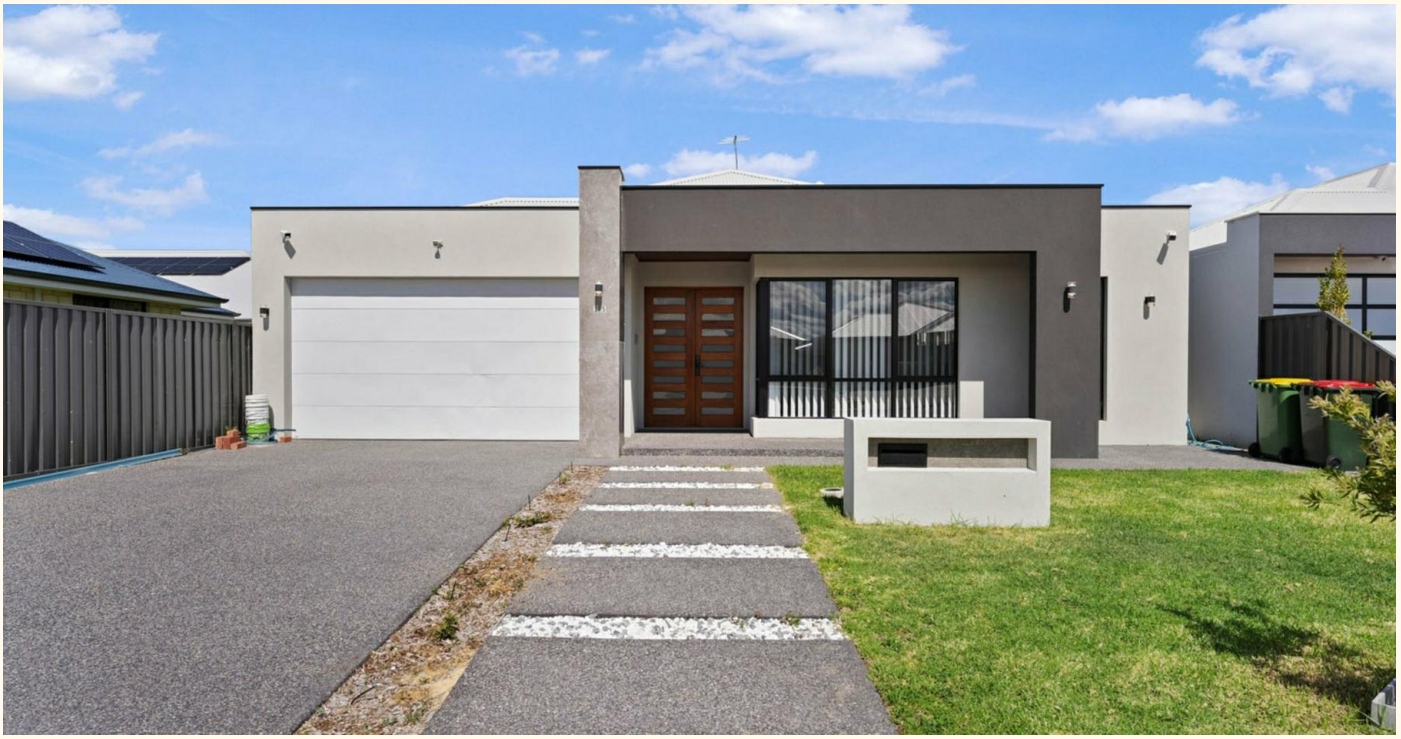
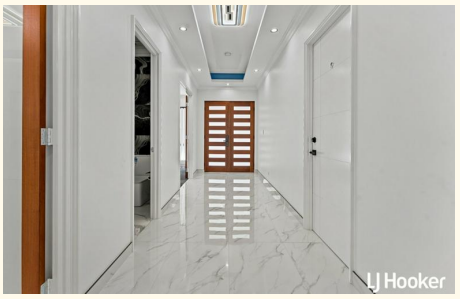








25 Norfolk Drive, Southern River

Spacious Luxury Family Living with Exceptional Entertaining

Welcome to 25 Norfolk Drive, Southern River - an impressive family residence where generous proportions, thoughtful design and quality finishes come together to create a home made for both everyday living and entertaining.

Set on approx 450sqm block, the home has been thoughtfully designed to maximise space, comfort and functionality, with generous living zones, excellent separation between the bedrooms and an impressive indoor-outdoor entertaining layout. Every part of the floor plan has been carefully considered to accommodate the needs of a modern family while maintaining a sense of openness and luxury.

From the moment you enter, the sense of space is immediately apparent, with soaring high ceilings enhancing the grand entry and continuing through the main living areas to create an open and luxurious atmosphere.

The master suite has been privately positioned towards the front of the home, creating a peaceful retreat away from the secondary bedrooms. Complete with a walk-in robe and beautifully appointed ensuite, this impressive space features a freestanding bath, twin

4 3 2

FOR SALE
Expressions of Interest

VIEW
Sat 31st Oct @ 11:00AM - 11:15AM

AGENTS

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LJ Hooker

vanities, separate shower and WC, offering a relaxing and sophisticated environment to begin and end your day.

For movie nights and relaxed evenings at home, the dedicated theatre room provides a separate living zone, enhanced by impressive high ceilings that add to the sense of space and sophistication.

Continue through the home and the floor plan opens into a substantial kitchen, living and dining environment designed to become the heart of the residence. The open-plan arrangement provides plenty of room for the entire family while maintaining a natural connection between the kitchen, living spaces and outdoor entertaining area.

The kitchen has been designed with both presentation and practicality in mind. Extensive cabinetry and bench space are complemented by overhead cupboards, a large fridge recess with plumbing provision, microwave recess, dishwasher recess, hotplate, under-bench oven and rangehood.

One of the standout features of this home is its focus on entertaining. Large openings connect the main living area with the generous alfresco, allowing the indoor and outdoor spaces to flow naturally together and providing an inviting setting for family gatherings, celebrations and relaxed weekends at home.

Taking the outdoor entertaining experience even further is a dedicated outdoor kitchen. Designed with its own fridge recess, overhead cabinetry, hotplate, under-bench oven, rangehood, drawers and storage, this impressive addition transforms the alfresco into a genuine extension of the home and makes entertaining family and friends effortless.

Family accommodation has also been carefully considered. In addition to the master suite, the home provides three further bedrooms, including an impressive fourth bedroom with its own walk-in robe and private ensuite - an excellent option for older children, guests or multi-generational family living. Bedrooms 2 and 3 are positioned near the main bathroom and separate WC, creating excellent separation and functionality for a busy household.

The bathrooms continue the home's contemporary feel, with extensive tiling, modern cabinetry and thoughtfully designed shower areas. The main bathroom features twin vanity basins and a separate shower, while the additional ensuite servicing Bedroom 4 provides further privacy and convenience.

Completing the home is a well-equipped laundry with built-in cabinetry and shelving, excellent linen and storage options, a separate powder room and a generous double garage with automatic sectional door.

A Location Made for Family Living
Positioned in the highly sought-after suburb of Southern River, 25 Norfolk Drive offers a lifestyle centred around family, convenience and accessibility. With established and developing amenities throughout the surrounding area, residents can enjoy convenient access to local schools, parks, shopping and everyday services.

The location also provides easy connections to the wider Perth metropolitan area through major surrounding roads, while the abundance of nearby recreational spaces makes Southern River an attractive choice for families looking for a balance between suburban convenience and relaxed residential living.

Property Features
Approx 450sqm block
4 spacious bedrooms

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3 bathrooms plus powder room
Luxurious master suite with walk-in robe
Master ensuite with freestanding bath, twin vanities, shower and separate WC
Bedroom 4 with walk-in robe and private ensuite
Dedicated theatre room
Expansive open-plan living and dining
Soaring high ceilings
Modern kitchen with extensive cabinetry and bench space
Overhead kitchen cabinetry
Plumbed fridge recess
Dishwasher and microwave recesses
Generous alfresco entertaining area
Dedicated outdoor kitchen
Well-appointed laundry with built-in storage
Excellent linen and storage options throughout
Double garage with automatic sectional door
Contemporary architectural design
Excellent layout for large or multi-generational families

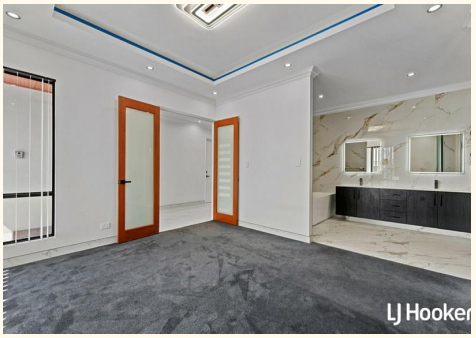
25 Norfolk Drive, Southern River is a home designed around the way modern families live - combining generous spaces, private retreats and outstanding indoor-outdoor entertaining in one impressive package.

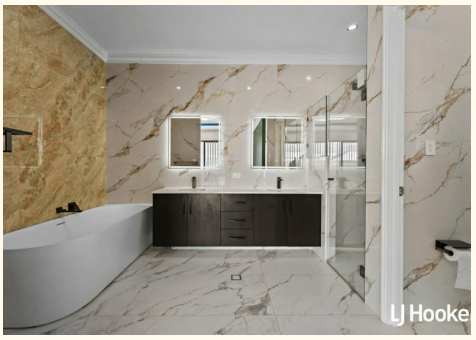
- * Please note the Aerial Photos to be used as a guide only with approximate boundaries and distances.

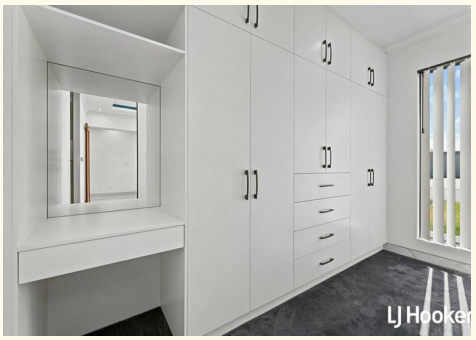
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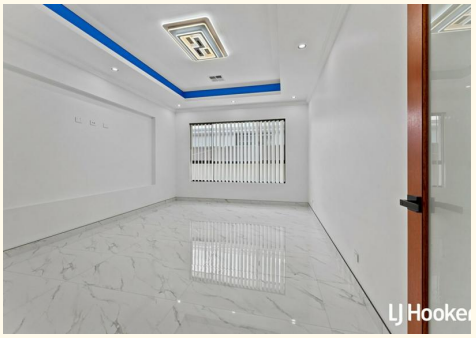
MORE DETAILS

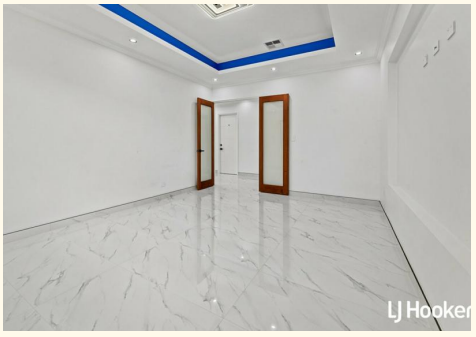
Property ID	A3KHA2
Property Type	House
Land Area	450 m2
Including	Ensuite Outdoor Entertaining











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25 Norfolk Drive Southern River WA 6110

4 Bed | 4 Bath | 2 Car





AREA STAT :	
HOUSE AREA	216.76 sqm
GARAGE	35.68 sqm
ALFRESCO	21.26 sqm
PORCH	11.18 sqm
TOTAL AREA	284.88 sqm

Whilst the scanning technology is highly reliable, we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

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