



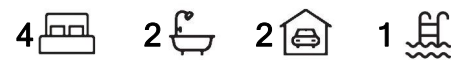
Wandi, 37 Drysdale Gardens

Fabulous Family Residence in Honeywood Estate

Nestled in the highly sought after Honeywood Estate, this stunning two storey home on an approx 492sqm block is a masterpiece of modern design. With incredible curb appeal, an exposed aggregate driveway and pathways, synthetic lawns, and a long list of premium features, this residence is designed for comfort, convenience, and effortless entertaining.

The grand entrance welcomes you with soaring 2.7m ceilings on the ground floor, including the spacious double garage designed to accommodate large 4WDs. Beautiful tiled flooring flows through the hallway and main living areas, leading to a large lounge/theatre room perfect for family movie nights. Across the hall, the well appointed laundry is designed for practicality, featuring extensive built-in cabinetry and an elevated 600mm appliance space.

Two large bedrooms with mirrored built in wardrobes are located on the ground floor, conveniently positioned near the stylish main bathroom, which boasts a stone dressed vanity, a glass paneled shower, and a separate bathtub. A separate W/C with an additional



For Sale
Please Call

View
ljhooker.com.au/8MTHA2

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sink enhances convenience for busy households.

The heart of the home is the stunning kitchen, a Master chefs dream, featuring luxurious 40mm poly stone benchtops with waterfall edging, soft close cupboards and drawers, a stainless steel dishwasher, a 900mm Bosch gas cooktop, and a matching electric oven. Overlooking a vast open-plan dining and living area, the space is enhanced by the designer favorite Jotul F163i wood fire, creating a warm and inviting atmosphere.

Upstairs, the master suite is a true retreat, opening onto a sizable balcony with breathtaking views of Perths eastern hills. The expansive walk through wardrobe leads to a luxurious ensuite, complete with a glass-paneled shower and a double vanity with twin sinks. An additional oversized bedroom on this level provides ample space for multiple beds, making it ideal for children or guests.

Storage is abundant throughout the home, with a large linen press, under stair storage, and attic access from the top floor.

Outdoor living is just as impressive, featuring an approx 8.7m x 3.6m composite Armour pool by Leisure Pools, complete with a recently upgraded variable speed pump and chlorinator. The 44m² Merbau deck sits beneath a covered alfresco area, perfect for entertaining, and includes an external gas point for future additions.

Year round comfort is ensured with ducted reverse cycle air conditioning and multi zone climate control. High-speed NBN connectivity, LED lighting throughout, and a 6kW solar system powered by a Fronius Symo 3-8.2kW inverter make this home both modern and energy efficient. Smart home integration with Intelligent Homes wiring and a zoned security system adds convenience and peace of mind.

Perfectly positioned close to the freeway, major shopping centres, and just a short drive to the beach, this home offers effortless commuting via the 537 bus stop, just a few hundred meters away, providing easy access to Aubin Grove Train Station and the Mandurah train line to Perth CBD. Close to the highly coveted Honeywood Primary School. Family focused community, amazing parks, new dog park and friendly streets with great neighbours.

With an impeccable balance of luxury, functionality, and prime location, this exceptional residence is an opportunity not to be missed. Contact Brian today on 0438 333 341 to arrange your private viewing.

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More About this Property

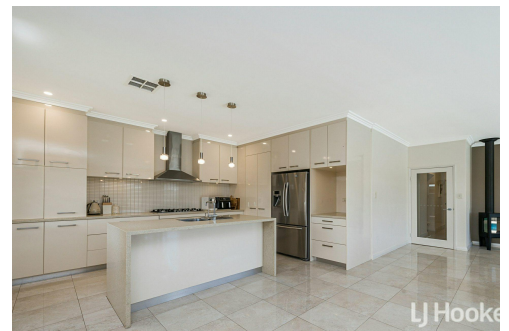
Property ID	8MTHA2
Property Type	House
Land Area	492 m2
Including	Ensuite Air Conditioning Pool Balcony Deck Dishwasher Outdoor Entertaining Solar Panels

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