



Yalyalup, 15 Garrigue Gardens

Stunning Family Home on a Unique, Spacious Block - A Must-See!

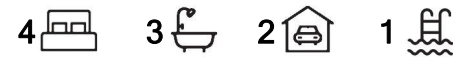
Presenting 15 Garrigue, a magnificent 4x3 family home nestled on a generous 1114m² (approx.) corner block. This exceptional property offers a perfect blend of luxury, comfort, and practicality, making it the ideal choice for growing families or anyone who loves to entertain. With an abundance of living space, high-end finishes, and a thoughtful design, this home truly stands out.

Key Features:

- *Master Suite at the front with walk-in robe and ensuite for ultimate privacy and convenience.
- *Two Minor Bedrooms featuring a semi-ensuite, ideal for children or guests.
- *Fourth Bedroom with its own ensuite, perfect for visitors or extended family members.
- *Dedicated Study & Theatre Room, providing flexible spaces for work and relaxation.
- *Expansive Open-Plan Living Area, with an activity zone perfect for family time.



Disclaimer: 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.



For Sale
\$1,050,000

View
ljhooker.com.au/175YHND

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LJ Hooker Property South West WA
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*Gourmet Kitchen equipped with a walk-in pantry, stone benchtops, and 900mm gas appliances.

*Plumbed Fridge Space and generous storage throughout the home.

*Reverse Cycle A/C and sleek timber laminate flooring for comfort and style.

Outdoor & Lifestyle Features:

*Side Access (x2), offering plenty of room for a caravan, boat, or trailer.

*Fully Enclosed Outdoor Alfresco with a timber-lined ceiling and café blinds, designed for year-round entertaining.

*Sparkling Saltwater Pool, perfect for cooling off in the warmer months.

*Full Reticulation for easy garden care.

*Exposed Aggregate driveway and pathways for added curb appeal.

*Double Garage UMR, providing secure parking and additional storage.

Quality Construction:

*Solid Double Brick construction with an insulated Colorbond Roof, ensuring durability and comfort.

Location Highlights:

*Situated in Busselton, the gateway to the Margaret River Wine Region.

*Only 2.5 hours to Perth and 15 minutes to the airport, with direct flights to Melbourne and Sydney.

*Enjoy the best of coastal living with beautiful beaches, fishing, crabbing, and a range of local events like Iron Man, the Busselton Jetty Swim (3.6km), and more!

*Close to walking trails, cycling paths, and the renowned Busselton Jetty.

*Busselton is known for its vibrant, family-friendly community and is regarded as the holiday capital of WA.

This is your chance to own a stunning property in a prime location, offering all the space and lifestyle you've been dreaming of. Don't let this opportunity slip away!

For more details or to arrange a private viewing, contact Judy Sliker on 0408 554 187 or Aidan Fraser at 0437 195 730.



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More About this Property

Property ID	175YHND
Property Type	House
House Size	232 m2
Land Area	1114 m2
Including	Study Air Conditioning Pool Remote Garage

Judy Sliker 0408 554 187

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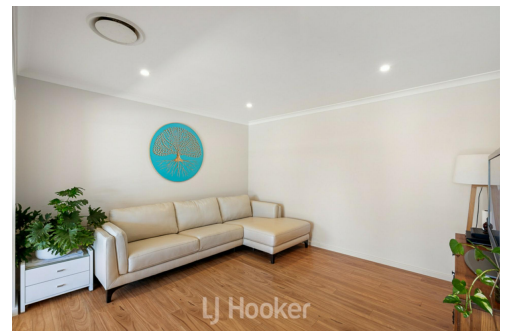
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