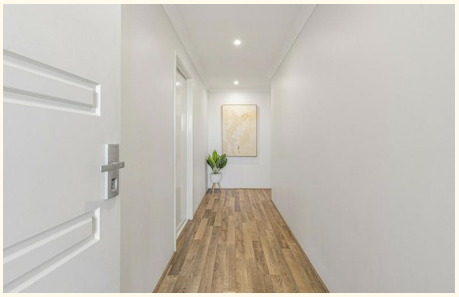


13 Medalist Terrace, Yanchep

Modern Family Living in Yanchep Golf Estate

Set deep within the sought after Yanchep Golf Estate, this well finished four bedroom, two bathroom home offers a practical layout, quality finishes and a strong connection to its outdoor spaces. A timber porch and rendered front elevation give the home a clean modern street presence, while the landscaped setting will only add to its appeal.

Inside, timber look flooring runs through the home, leading to a spacious layout designed for comfortable family living. The master bedroom is generously sized and includes a walk-in robe and private ensuite, while the secondary bedrooms are all well proportioned with built-in robes and roller shutters. The laundry, bathroom and separate WC are all finished in a modern style, adding to the home's clean and well-presented feel.

A double door entry opens into a large theatre room complete with a built-in projector screen, creating a great second living space. The main open plan family, meals and kitchen area forms the heart of the home, with hanging feature downlights above the dining space and a kitchen finished with black stone benchtops and a built-in pantry.

4 2 0

FOR SALE
UNDER OFFER

AGENTS

Ian Knight
0413 447 016
ian.knight@ljhooker.com.au

Tommy Simpson
0411 584 120
tommy.simpson@ljhooker.com.au

AGENCY

LJ Hooker Joondalup
(08) 9300 2100

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.

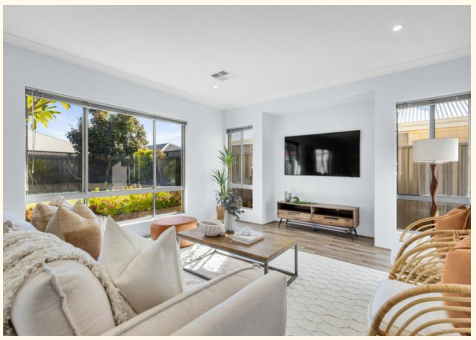
LJ Hooker

The double garage includes drive-through access via a rear roller door, connecting through to a paved and artificially grassed side area for extra flexibility. At the rear, a large paved alfresco is well lit and well connected to the outdoor spaces, while a shaded elevated artificial lawn area slopes down toward a shed and a beautiful rock water feature, giving the backyard a unique and relaxed feel.

Location Features
Positioned deep within the Yanchep Golf Estate
Surrounded by Sun City Country Club
Short walk to Pinehurst Park and Mulligan Park
Approximately 7-minute drive to Yanchep Lagoon
Approximately 5-minute drive to Yanchep Rise Primary School
Approximately 5-minute drive to Yanchep Secondary College
Approximately 5-minute drive to Yanchep Station
Just minutes from Yanchep Shopping Centre

MORE DETAILS

Property ID	M4PHRD
Property Type	House
House Size	159 m2
Land Area	450 m2



Ian Knight 0413 447 016
Residential Sales Specialist | ian.knight@ljhooker.com.au
Tommy Simpson 0411 584 120
Buyers Agent | tommy.simpson@ljhooker.com.au

LJ Hooker Joondalup (08) 9300 2100
4/25 Delage Street, JOONDALUP WA 6027
joondalup.ljhooker.com.au | admin.joondalup@ljhooker.com.au

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

13 Medalist Terrace, Yanchep

/ for information and guidance purpose only /
measurements shown are approximate

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