



23 Barringarra Concourse, MADORA BAY FOR SALE

**ANOTHER MADORA BAY HOME UNDER OFFER IN RECORD TIME. THINKING OF SELLING?
WE OFFER A FIXED COMMISSION FEE OF \$8800**

ANOTHER MADORA BAY HOME UNDER OFFER IN RECORD TIME.

THINKING OF SELLING? WE OFFER A FIXED commission FEE OF \$8800

A short walk from the ocean's edge, this jaw droopingly gorgeous 2016 home with 218 sqm of living space simply stands out. Set directly across from public open space and the iconic Madora Bay Lookout.

Immaculate inside and out and boasting a beautifully designed Chef's Kitchen,

Some of the many features include:

- * 5KW Solar System
- * Large Alfresco area
- * Beautifully designed Chef's kitchen
- * Large Master bedroom
- * Immaculately presented throughout

The chef's kitchen will be the hub of the home is complete with stunning stone worktops, dishwasher, electric oven, and 5 ring gas hot plate, soft close drawers and cupboards with ample storage together with a separate scullery.

The master suite is beautifully appointed with doors opening onto the stunning alfresco, large walk-in robe, ensuite with his and her vanities and oversized shower recess.

Reverse cycle ducted air conditioning with zones and 5KW solar-panels to help keep those electric bills down.

Painted with neutral tones throughout, solar panels to help towards those electricity bills.

Large open plan family and dining rooms flow seamlessly onto the large alfresco area which can be used all year round thanks to the high-quality cafe blinds.



Jan Holloway

Principal - Lewis Holloway Property

M: 0499 955 442

E: jan.holloway@smileelite.com

The theatre is located off the open plan living area, ideal for the movie buff of the family.

Minor bedrooms are all a great size and offer robes.

Large alfresco can be enclosed with cafe blinds, overlooking the garden which has room for a future pool.

Garage with storage area.

Built-in 2016 by BluePrint Homes.

This home is in a whisper quiet street and offers the astute purchaser the opportunity to purchase a quality home without the hassle and delay of building, all the hard work has been done and it's ready to move straight into.

You will love this incredible coastal location, within easy walking distance to Madora Bay Beach. Easy access to bus stops and parks, close to schools, and a short drive to Meadow Springs Shopping Centre. All major amenities including a train station are also available in neighboring Mandurah.

Disclaimer: All information contained herein is obtained from property owners or third-party sources which we believe are reliable. We have no reason to doubt its accuracy, however, we cannot guarantee it. All interested person/s should rely on their own inquiries.

Features

2 Toilets
Built-In Robes
1 Ensuite
2 Living Areas
1 Open Spaces For Vehicle
Air Conditioning

Land size

549.00 Sqm



Jan Holloway

Principal - Lewis Holloway Property

M: 0499 955 442

E: jan.holloway@smileelite.com

LEWIS HOLLOWAY

PROPERTY

23 BARRINGARRA CONCOURSE MADORA BAY / TOTAL 326.8m²



Scale in meters. Dimension are approximate. All information contained herein is gathered from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

Powered by **SMILEELITE™**

Scale in metres. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries.