



175 Watson Drive, BARRAGUP FOR SALE



Country elegance, ultimate lifestyle opportunity

If you are searching for that dream country property that oozes character and charm then this is it. This beautiful individually designed home, set on 5-acres, has been built to perfection incorporating modern fittings but retaining its perfect country charm and feel whilst still being within arms reach of Mandurah's bustling city centre.

When a great house on 5-acres is not enough, then this is the one you'll want! Sheds, sparkling in-ground pool, reticulation from the bore, the list of what's here at 175 Watson Drive is extensive and you won't leave disappointed.

Conveniently located just 10-minutes drive from Mandurah, the home itself starting with its front bullnose verandah, has a great country feel and features: three-bedrooms, two-bathrooms, both formal and informal living areas, wood fire heater, refrigerated reverse air-conditioning, electric heat pump hot water, plus both rear and side outdoor patios, the latter of which overlooks a sparkling pool. There is something here for all members of the family and with a few other hidden gems to discover for yourself, all we can say is get in quick.

Summary of key features

- 5-acre semi-rural retreat, just 10-minutes from Mandurah
- Three-bedroom, two-bathroom family home, full of country charm
- Year Build - 2000 - Owner Builder
- Master bedroom complete with ensuite
- Impressive kitchen with built-in oven, dishwasher, and breakfast bar
- Multiple living areas; lounge, dining, meals, and study area
- Refrigerated reverse air-conditioning, plus wood fire heater
- Sparkling swimming pool
- Established gardens that are serviced with bore reticulation
- 20,000 gallon rainwater tank
- Surrounded by popular bridle trails, perfect for horse lovers
- Wildflowers and endangered banksias
- An abundance of visiting wildlife, Kangaroos, Owls, Bandicoots and lots more
- Just minutes to the freeway with easy access to Perth

The location is splendid being situated close to all amenities such as the hospital, shopping centres, schools, and railway station and only 5-minutes into Mandurah or Freeway and



Jan Holloway

Principal - Lewis Holloway Property

M: 0499 955 442

E: jan.holloway@smileelite.com

approximately 10-minutes to Pinjarra. All this is set in a rural setting away from it all but so close to everything.

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
Study
2 Carports
Air Conditioning

Land size

20,300.00 Sqm



Jan Holloway

Principal - Lewis Holloway Property

M: 0499 955 442

E: jan.holloway@smileelite.com

175 Watson Drive Barragup/282.1m²



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.

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.