

76 Dalvik Avenue, Merriwa







Your Family Oasis with Garden, Beach Proximity & Transport Links

Welcome to 76 Dalvik Ave, Merriwa - a thoughtfully designed three-bedroom, two-bathroom family home that perfectly blends comfort, versatility and convenience. This residence sits on a generous 452 m² block and offers a serene living environment with a seamless flow from room to room, which makes it ideal for family life.

Step Inside
As you enter, the bright, welcoming feel sets the tone for the entire home. With well-proportioned rooms, the house is designed for easy living and relaxation. The open-plan kitchen and day room form the heart of the home, where family members and friends can gather for casual dining and special moments. The cosy lounge room is nearby as a versatile retreat for quiet evenings or private downtime.

Comfortable Bedrooms & Practical Spaces
The master bedroom boasts a walk-in robe and ensuite, making this a peaceful sanctuary. The additional two bedrooms are bright and good-sized featuring large windows that let in lots of natural light. The separate laundry space with convenient access to the garden adds to the home's functional layout.

Outdoor Entertaining & Space to Create
Outside, discover a generous, private rear garden – ready for outdoor

3 2 1 452m2

Price	SOLD for $650,000
Property Type	Residential
Property ID	31011
Land Area	452 m2
Floor Area	129 m2

Agent Details

Office Details

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gatherings and weekend relaxation. The secure, paved space is beautifully maintained and offers the potential to create distinctive zones, either for outdoor play, raised garden beds or a cosy fire pit. With plenty of space for dining furniture and a relaxed seating area, this outdoor oasis is designed for family fun and entertaining.

Prime Location & Lifestyle Benefits
Just steps from Orong Park, this home is ideally positioned for families to enjoy the kid- and dog-friendly green spaces. The neighbourhood has everything you need within walking distance, from charming cafes and restaurants to a bakery, hair salon and more. There are many schools and childcare centres all within 2km, which makes the school run a breeze.

With Marmion Avenue nearby for smooth commutes and Butler and Clarkson train stations just a short drive away, getting to the city and beyond is simple and stress-free. Plus, the stunning coastline including a nearby beach is only a 6-minute drive from your doorstep.

Property Highlights
• 3 bedrooms, master with ensuite and walk-in robe
• Light-filled open-plan kitchen and day room with a large pantry
• Separate, cosy lounge room
• Freshly painted interiors
• Large windows throughout for an abundance of natural light
• Well-maintained, paved rear garden with room for custom zones
• Secure carport with roller door and additional parking
• Alarm system for peace of mind
• Air conditioning for year-round comfort

Your Family's Next Chapter Starts Here

76 Dalvik Ave, Merriwa, offers an unmissable opportunity to move into a family-friendly home with plenty of potential to make it your own. This property offers the coveted mix of beachside proximity, comfort and local convenience. It won't be listed for long.

Contact Alana Nelson 0438 280 004 to arrange a private viewing or email alana@xceedre.com.au

Location (approx.)

Orong Park 130m
Cafes & Restaurants 270m
Marmion Avenue 400m
Brighton Beach Medical Centre 400m
Quinns Beach 3.4km
Butler Train Station 3.8km
Butler Central 3.8km

Schools & Child Care (approx.)
Alkimos Baptist College 0.19km
Irene McCormack Catholic College 0.7km
Merriwa Primary School 0.97km

Quinns Beach Primary School 1.31km

Butler College Secondary School 0.96km
Peter Moyes Anglican Community School 1.69km
Quinns Baptist College 1.74km

Sparrow Early Learning East Butler 0.85km
Goodstart Early Learning Merriwa. 0.18km

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