

Under Contract



21B O'Leary Road, Padbury



Modern Living, Without Limits!

A whisper-quiet cul-de-sac locale only footsteps away from Padbury Catholic Primary School and pristine Hepburn Heights Conservation Area bushland is the fitting setting for this quality 5 bedroom 2 bathroom two-storey home that just happens to back on to beautiful Brazier Park and is nestled on a low-maintenance 673sqm Green Title block, for good measure.

Before you even step foot inside, you will fully appreciate the fact that there is space to park your boat, caravan or trailer down the side of the residence, behind the security of a gate. There is extra driveway parking for cars too, if need be.

Internally, a huge open-plan family hub dominates the lower level and is made up of a combined lounge with feature inbuilt gas fireplace, kitchen and dining space with a built-in bar nook, sparkling granite bench tops, an island breakfast bar, a walk-in pantry, a semi-integrated dishwasher and Falcon range-hood and gas-cooktop and multi-oven appliances. The nearby laundry has built-in storage, opens out to the side for drying and hugs a separate powder room.

Double doors lead into an enormous tiled games room – with its own built-in bar and soaring cathedral-style high ceilings – that extends outside to the yard. Staying downstairs, the expansive carpeted front master suite is the obvious pick of the bedrooms with its over-size walk-in wardrobe and sumptuous fully-tiled ensuite bathroom – double shower, twin “his and hers”

5 2 2 673 m2

Price	Under Offer
Property Type	Residential
Property ID	31624
Land Area	673 m2
Floor Area	400 m2

Agent Details

Adam Whitford - 0406 616 608
Ken Yan - 0488 886 698

Office Details

Xceed Real Estate - Sales
Level 8, 3 Hasler Road Herdsman,
WA, 6017 Australia
08 9207 2088

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stone vanities, toilet and all.

Upstairs, a spacious second living room essentially triples personal options and even flows out on to a covered front balcony that is more than generous in its proportions and benefits from the leafiest of outlooks. The spare bedrooms up here are all carpeted for comfort, as is the separate study/5th bedroom. The stylish main family bathroom adjacent to it all is essentially a “shower room” with a neighbouring separate toilet and twin-vanity basins directly opposite.

Seamless outdoor access from the main lower-level living space reveals a terrific covered alfresco-entertaining – complete with a ceiling fan, a built-in barbecue and sink and a delightful backyard backdrop, incorporating artificial turf, decking and plenty of shade offered up by the surrounding treetops. The separate 40sqm powered workshop shed – a “tradies' dream” if you will – completing this truly exceptional easy-care package.

This highly-desirable – and spectacularly-secluded – “Pinnaroo Heights” spot is also close to fantastic playgrounds for the kids to play in, bus stops, Craigie Leisure Centre, Padbury Shopping Centre, South Padbury Primary School, St Mark's Anglican Community School, Sacred Heart College, Duncraig Senior High School, other outstanding educational facilities, Westfield Whitford City Shopping Centre, public transport, glorious swimming beaches, the magnificent Hillarys Boat Harbour, the new Hillarys Beach Club, the freeway, Greenwood Train Station and a whole lot more. Location, lifestyle and luxury considered, this truly is the home that keeps on giving!

Other features include, but are not limited to:

- 100 year old jarrah floorboards
- Spacious 2nd upper-level bedroom with a double-door walk-in robe
- Large 3rd/4th upstairs bedrooms with BIR's
- 5th bedroom/study upstairs
- Large under-stair storeroom
- Upstairs and downstairs linen/storage cupboards
- Solar-power panels
- Ducted air-conditioning
- Security window roller shutter to the downstairs master suite
- Integrated audio ceiling speakers and a feature fireplace to the main downstairs living zone
- Down lights
- Feature ceiling cornices
- Feature skirting boards
- Solar hot-water system
- Low-maintenance gardens
- Large double lock-up garage to accomodate larger vehicles, with internal shopper's entry
- A perfect home for integrated family living

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