







UNDER OFFER with Ryan Joseph!!

4 2 2 807m2

ULTIMATE OUTDOOR ENTERTAINING WITH A SPARKILING POOL AND ROOM TO PARK A CARAVAN!!

Perfectly located on a quiet street and if you take just a short 2 minute walk, you'll end up at North Woodvale primary school and a beautiful Park.

The home itself is perfect for a growing family and includes 4 bedroom, 2 bathrooms, 3 living areas plus an incredible outdoor entertaining area complete with a sparkling pool.

Put this one on your must-see-list and contact me today for more info!

FEATURES YOU'LL LOVE:
- Front of the home is easy care with manicured lawns and a classic federation style patio that wraps around the home.
- Extra driveway positioned parallel to the front of the home, perfect for storing a boat or caravan.
- A welcoming front lounge offers the perfect retreat to relax or entertain, featuring bamboo timber flooring, plantation shutters, split-system air conditioning and an abundance of natural light.
- The spacious master suite has a peaceful front garden outlook and comes complete with plantation shutters, bamboo timber flooring and split-system air conditioning
- Fitted walk in robe that includes loads of hanging space, drawers and

Price	SOLD for $1,450,000
Property Type	Residential
Property ID	33345
Land Area	807 m2
Floor Area	241 m2

Agent Details

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Office Details

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storage areas
- Renovated ensuite with floor to ceiling tiling, frameless glass shower and contemporary vanity.
- Queen size minor bedrooms all with robes and plantation shutters, bed 2 and 3 also include split system air conditioning.
- The beautifully appointed kitchen features sleek stone benchtops, quality stainless steel appliances, a Smeg five-burner gas cooktop, Smeg wall oven, built-in microwave, extensive cabinetry and abundant preparation space. The open-plan layout allows you to cook while remaining connected to family and guests with uninterrupted views across the main living and alfresco.
- A secondary alfresco (labelled "Verandah" in floorplan) is designed for effortless indoor-outdoor living and seamlessly connects to the kitchen and dining area through wide bi-fold doors. Complete with composite decking, quality lighting and plenty of room for outdoor lounges, it's an inviting space to enjoy morning coffees and quiet evenings throughout every season.
- The sunken lounge area is situated at the rear of the main living with bi-fold doors opening directly into the outdoor alfresco.
- The outdoor living is nothing short of exceptional. At its heart is a spectacular gabled alfresco that creates an incredible sense of space and serves as the perfect venue for entertaining year-round. Complete with pull down weather blinds for protection from the elements, this versatile space can be enjoyed comfortably throughout every season. Flowing seamlessly from the home's living areas, it overlooks a sparkling pool and is complemented by a separate poolside cabana, creating multiple spaces to dine, relax and entertain.

EXTRAS:
- Double glazed doors and windows to the whole house ($40,000)
- Smeg Dishwasher purchased November 2025
- Smeg double oven purchased June 2026
- Smeg stovetop purchased May 2026
- Pool was resurfaced March 2026 with a 10 year warranty ($14,300)
- New pool filter purchased April 2026
- Immaculately presented
- Garden shed
- Double car garage
- Timber floors
- Built in 1988
- 807m2 block approx.
- 241m2 home approx.

LOCATION approx:
- 550m to North Woodvale Primary School
- 4min to Woodvale Secondary School
- 3min to Care for Kids School of Early Learning
- 550m to The Woodvale Tavern
- 600m to the local IGA
- 700m to the Woodvale Shopping Centre
- 8min to Bunnings Joondalup
- 11min to Lakeside Joondalup Shopping Centre
- 10min to North Metropolitan TAFE Joondalup

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