

**30 Bernedale Way, Duncraig, WA, 6023**



**House For Sale**

Friday, 15 November 2024

30 Bernedale Way, Duncraig, WA, 6023

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



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## Stunning sunsets and space to grow.

Set Date Sale. All offers Tuesday 26 Nov @1pm

What we love.

Experience captivating sunsets and room to grow in this expansive family home, perfectly positioned in desirable South Dun Craig. Featuring five bedrooms, two bathrooms, multiple living areas, an open-plan kitchen and family zone, a formal living room, an activity room, a study, and a large laundry, this residence offers abundant space for comfortable living. The stunning backyard invites endless hours of fun and entertainment, while the upstairs balcony provides the perfect vantage point to unwind and enjoy breathtaking city sunsets.

Set in the highly sought-after coastal corridor, this location is close to top-rated schools, including Poynter Primary, Carine SHS, Sacred Heart College, and St. Stephen's School, within easy reach of the coastline, Warwick station and gourmet shops. This home promises an enviable lifestyle in a prime position.

What to know.

Situated on a generous 714 sqm block with 275 sqm of living space, the home welcomes you through grand double doors. Low-maintenance tiled floors lead you to the heart of the home: the open-plan kitchen, dining, and family areas, where ample space allows for easy gatherings. Large windows and a door seamlessly connect these indoor areas to the outdoor entertaining space. The kitchen is designed for functionality, with a freestanding gas cooker, dishwasher, a large pantry, and a breakfast bar ideal for quick bites.

The backyard is a family haven, with a paved area perfect for barbecuing or roller skating, a lush lawn where kids can play freely, and plenty of room to kick a ball or even add a pool in the future (STCA).

Back inside, the front living area provides a cozy retreat with garden views, and adjacent space can be used as a dining, activity, or study area, whichever suits your family's needs. The master suite, located nearby, is carpeted and features a ceiling fan, private ensuite, and walk-in robe. Towards the rear of the home, you'll find a dedicated study for work-from-home days, along with two spacious bedrooms that share a central bathroom equipped with a bath, shower, vanity, and a separate toilet. A large laundry with outdoor access adds extra convenience.

Upstairs, discover a tranquil third living area with pitched ceilings, glass walls, and highlight windows that fill the space with natural light and frame the stunning city views. This serene retreat opens to a balcony where you can enjoy the sunset each evening. Bedrooms four and five complete this upper level, each equipped with built-in robes. Bed five also benefits from direct balcony access to get those views when you wake up.

30 Bernedale Way is a family-friendly home that combines functionality, flexibility, and fun in a fantastic location. With access to outstanding schools, open spaces, and coastal delights, this home offers a lifestyle that's hard to beat. Contact the Aaron Green Team today to learn more.

Features include, but are not limited to;

- ☑ Ducted rev/cycle (12 months old)
- ☑ Split system air con
- ☑ Ceiling fans
- ☑ Wood floors in the front living area
- ☑ Brand new plantation shutters to front windows
- ☑ Gas bayonets
- ☑ Ensuite
- ☑ Balcony
- ☑ Ample storage
- ☑ Linen storage
- ☑ Upstairs living space with views

- ☒ City views
- ☒ Security screens
- ☒ Electric roller shutters
- ☒ NBN Ready (internet points upstairs and down)
- ☒ New electrical switch board (12 months old)
- ☒ Retic
- ☒ Powered lock-up rear storeroom
- ☒ Remote-controlled double lock-up garage with access to the rear