

# 4 Hotchin Way, Kardinya, WA, 6163

## House For Sale

Sunday, 3 November 2024

4 Hotchin Way, Kardinya, WA, 6163

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



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## Ideal Family Home!

Set on a huge 1,038sqm (approx.) block in the heart of the Somerville Estate, this fantastic Webb & Brown Neaves family home has all you need and more!

Features include, but not limited to:

- Front porch verandah with some views.
- Front study.
- Front lounge.
- Open plan kitchen/meals/family.
- Kitchen with gas upright cooktop, dishwasher, walk-in pantry and plenty of storage.
- Separate games room.
- 5 good sized minor bedrooms, all with BIR.
- Family bathroom with shower, bath, vanity and separate wc with extra sink.
- Main bedroom with WIR, ensuite and powder room.
- Ensuite has shower, vanity and separate wc.
- Spacious patio with retractable screens and lighting.
- Ducted reverse cycle air-conditioning throughout.
- Beautifully maintained gardens with bore reticulation.
- A variety of established fruit trees, including orange, lemon, lime, mango, mulberry and guava.
- Powered shed with roller door.
- Gas hot water system.
- 3-phase power supply.
- Double garage with storage.

Located within close proximity to public transport, schools, shopping (including the Kardinya Park Shopping Centre redevelopment), Murdoch University, medical facilities (such as Fiona Stanley and St. John of God Hospitals), Bibra Lake, Adventure World and much more!

For further information, or to make an offer, please contact Sarah McCredie or Leigh Moore today.

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