

6 Tuttlebee Terrace, Mosman Park, WA, 6012

House For Sale

Friday, 15 November 2024



6 Tuttlebee Terrace, Mosman Park, WA, 6012

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: House



Olivia Porteous

STYLE, SPACE AND SOPHISTICATION

A serene looped pocket of Mosman Park's highly sought-after "Minim Cove" precinct is where you will discover this quality-built 4 bedroom 3 bathroom two-storey family residence that encourages stylish modern living of the low-maintenance variety, footsteps away from picturesque riverside parklands.

The massive open-plan family, dining and kitchen area downstairs is impressive in its epic proportions and, via sliding-stacker and security doors, seamlessly extends outdoors to a delightful rear alfresco-entertaining space, a splendid sitting courtyard and a neighbouring fish pond. The kitchen itself oozes class in the form of sparkling stone bench tops, double sinks, a dishwasher recess, subway-tile splashbacks, two double-door storage pantries and a 900mm-wide five-burner Westinghouse gas-cooktop/oven setup.

Off the kitchen, the laundry is well-equipped with a stone bench top, a linen/broom cupboard, under-bench storage and external/side access for drying. Also on the ground floor are a decent under-stair storeroom, a versatile lounge - or theatre - room and a spacious master-bedroom suite, boasting a fitted walk-in wardrobe and a sublime fully-tiled ensuite bathroom with a rain shower, twin stone-vanity basins and access to a fully-tiled two-way powder room - with its own stone vanity and heat lamps.

Upstairs, a second generous living/retreat area faces north and opens out to a lovely covered front balcony, overlooking the surrounding treetops. A linen press and study nook can also be found up here, alongside a commodious second bedroom with mirrored built-in robes, a pleasant aspect to wake up to and semi-ensuite access into a fully-tiled second bathroom with a large rain shower, twin stone vanities, heat lamps and access to a fully-tiled two-way separate toilet.

With mirrored built-in robes of their own, the third and fourth bedrooms are also huge and are serviced by a fully-tiled third/main bathroom with a rain shower, a sleek stone vanity, under-bench storage cupboards and a third toilet.

The sprawling Mount Lyell Park is perched just around the corner, with the Mosman Park Golf Club and the stunning Minim Cove Park beside our beautiful Swan River both within arm's reach. The gorgeous Chidley Reserve, bus stops, cafes, Iona Presentation College, St Hilda's Anglican School for Girls, Mosman Park Primary School, the Mosman Park Bowling Club, Mosman Park Train Station, shopping at Cottesloe Central and the world-class Claremont Quarter, glorious Cottesloe Beach, Presbyterian Ladies' College and even Fremantle are all only minutes away in their own right, for living convenience. Location, location, location!

Features:

Double-door entrance

Tiled entry foyer

High ceilings

Hardwood floors upstairs and downstairs

Enormous tiled open-plan family/dining/kitchen area - with two pantries

Outdoor alfresco entertaining

Large upstairs living/retreat area - with a covered north-facing balcony

Tree-lined views

Generous ground-level master suite

Downstairs lounge/theatre room

2nd/3rd/4th upper-level bedrooms with BIR's

Fully-tiled semi-ensuite second bathroom - with access to a fully-tiled two-way toilet

Fully-tiled third bathroom

Laundry off the kitchen

Fully-tiled downstairs two-way powder room

Upstairs linen press and study nook

Large under-stair storeroom

5.5kW solar-power system - with 24 rooftop panels

Ducted reverse-cycle air-conditioning on both levels

Security-alarm system

A/V intercom system

Feature LED down lights

Gas hot-water system

Reticulated gardens

Front lawn and manicured gardens

Easy-care backyard turf, courtyard area and fish pond

Large remote-controlled double lock-up garage with internal shopper's entry and external/side access

Separate side-access gate

Low-maintenance 361sqm (approx.) block

Nearby off-street parking bays for your guests and visitors to utilise

OUTGOINGS (APPROX):

Town of Mosman Park: \$5,319.28

Water Corporation: \$2,654.04