



45 Colonna St, Dalyellup



## FRESH, MODERN & JUST 600M FROM THE BEACH!

Located in the sought-after Dalyellup Oceanside pocket, this stylish 2024 built Summit home offers easy coastal living with all the hard work done. Whether you're a first home buyer, downsizer or investor, this move-in-ready gem delivers.

Enjoy the best of Dalyellup: leafy parks, walking trails, surf club, and the beach, all within walking distance. With shops (Woolworths and upcoming Coles & Aldi), excellent choices of public and private schools, daycares, family dining (Last Slice), and fun (Gravity Play Centre) nearby, the lifestyle here is unbeatable.

### Highlights:

- 2024 Summit-built home – like new, no building stress
- Just 500m to the Dalyellup Surf Club & beach
- Light-filled open plan living with modern kitchen

4 2 2 396 m<sup>2</sup>

**Price** Offers Over  
\$749,000

**Property Type** Residential

**Property ID** 1353

**Land Area** 396 m<sup>2</sup>

### INSPECTION TIMES

Sat 26 Jul, 11:30 AM - 12:00 PM

### AGENT DETAILS

Matilda Downard - 0429960431

### OFFICE DETAILS

Umbrella Realty  
1/98 Stirling Street East Bunbury  
WA 6230 Australia  
(08) 9779 9990

- Low-maintenance block – Ideal lock-and-leave or rental, rental appraisal at \$775pw
- Neutral tones and quality finishes throughout
- Close to parks, schools, shops & transport
- New Coles & Aldi under construction nearby
- Minutes to Last Slice bar and Gravity indoor play centre
- Easy access to Bunbury, Perth & the South West



Homes like this in Oceanside Dalyellup don't last – Contact Matilda and the Umbrella Realty team on 0429 960 431 or 9779 9990.

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