



425 Parade Road, Dalyellup



## EFFORTLESS LIVING JUST MOMENTS FROM EVERYTHING DALYELLUP HAS TO OFFER

Welcome to 425 Parade Road, Dalyellup – a beautifully presented home where comfort, convenience, and thoughtful upgrades come together to create the perfect low-maintenance lifestyle.

Perfectly positioned just a short stroll to **Dalyellup Shopping Centre** and within walking distance to the local primary school, this is a location where convenience truly shines – you may rarely need the car!

At the heart of the home, the open-plan kitchen, living, and dining area creates a welcoming central hub, perfect for everyday family living or entertaining guests. The well-appointed kitchen features stainless steel appliances, including a gas cooktop, while the adjoining living and dining space flows seamlessly out to the rear patio for easy indoor-outdoor living.

 3  2  2  225 m<sup>2</sup>

**Price** All Offers Invited

**Property Type** Residential

**Property ID** 1493

**Land Area** 225 m<sup>2</sup>

### AGENT DETAILS

Jorgia Whitham - 0423 011 608

### OFFICE DETAILS

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Offering three generously sized bedrooms, all complete with built-in robes, the master suite provides a private retreat with a his-and-hers walk-through robe leading into the ensuite. A second well-appointed bathroom services the remaining bedrooms.

Outside, enjoy the simplicity of low to no-maintenance gardens, giving you more time to relax and enjoy the coastal lifestyle Dalyellup is known for.

#### **Property Features:**

- 3 spacious bedrooms, all with built-in robes;
- Master bedroom with his & hers walk-through robe and private ensuite;
- 2 bathrooms with free standing showers and vanity storage;
- Open-plan kitchen, living & dining area;
- Stainless steel kitchen appliances including gas cooktop;
- Rear patio ideal for entertaining;
- Ducted reverse cycle air-conditioning throughout;
- Low/no-maintenance gardens;
- Short stroll to Dalyellup Shopping Centre
- Walking distance to local primary school Tuart Forest (400m) and Dalyellup College (1.6km)
- Currently tenanted until February 2027.

Set in a highly sought-after location close to shops, schools, parks, and only minutes from Dalyellup's beautiful coastline, this is a fantastic opportunity to secure a quality home offering convenience, comfort, and lifestyle.

Contact **Jorgia on 0423 011 608** today to arrange a viewing!

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