

Sold



37 Karri Karri Pass, Lakelands



## SUPERB SOLAR EFFICIENCY

Welcome to 37 Karri Karri Pass, Lakelands, an inviting family retreat that seamlessly blends modern comfort with practical features. Retreat into your new home with a private oasis complete with sparkling in ground pool and low maintenance gardens.

Located opposite serene parklands, this four bedroom, two bathroom haven is equipped with a state of the art solar system with battery so you can store the power you generate. This is an absolute game changer, which runs via an Intelligent app that monitors exactly what you use and generate, giving you the opportunity to never pay power bills again.

Sure to not last long see below for more details of this wonderful Lakelands home.

### Aesthetic Appeal:

- \* Gorgeous street appeal in an established Lakelands neighbourhood
- \* Positioned on a corner block, providing a sense of space and privacy

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Price	SOLD
Property Type	Residential
Property ID	78
Land Area	454 m <sup>2</sup>

### AGENT DETAILS

Lee Tamblin - 0466 250 944

### OFFICE DETAILS

One Percent Realty WA  
1003/162 Canna Drive Canning  
Vale, WA, 6155 Australia  
61 466 250 944

**ONE**

- \* Front two bedrooms offer restful views, adding to the overall tranquillity
- \* Below-ground saltwater pool adds a touch of luxury to the backyard
- \* Spacious decked alfresco area for relaxation and gatherings

#### **Interior Comforts:**

- \* Open plan kitchen, dining, and lounge room for a modern living experience
- \* King size master bedroom with ensuite, walk-in robe, and reverse cycle split system
- \* Three generously sized minor bedrooms, all with built-in robes
- \* Quality flooring and window treatments throughout for an aesthetic appeal

#### **Energy Efficiency and Sustainability:**

- \* One-year-old Redback solar system with 17 panels and 4 batteries (installed in 2023)
- \* Solar system covers the home's power needs, reducing/eliminating energy bills
- \* Efficient operation of pool filter and two split systems for added convenience

#### **Convenient Location:**

- \* Walking distance to schools, shops, parks, and public transport
- \* Easy access to freeways and a short drive to Lakelands shopping centre
- \* Proximity to Lakelands Train Station and bus stop for convenient commuting
- \* Short drive to Mandurah, offering shopping, dining, and a beautiful foreshore

#### **Comfortable Living Features:**

- \* Planked flooring in excellent condition, complemented by new carpet
- \* Freshly painted living area for a modern and vibrant atmosphere
- \* Newly laid porcelain tiles in the laundry area for added sophistication

#### **Additional Details:**

- \* Opposite parklands
- \* Built in 2011
- \* 454sqm block

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