

Sold



7 Viminea Street, Carramar



## EXTRA LARGE MODERN FAMILY HOME ON A 637m2 BLOCK

*Andrew and Liselle from Team Thompson have the pleasure in presenting 7 VIMINEA STREET CARRAMAR*

*Spacious 4 x 2 family home with study/home office, massive home theatre, separate gamesroom and open plan living, all up 253m2 internal living space*

*Step outside to alfresco entertaining overlooking below ground pool, plus extra wide lockup garage ideal for workshop or extra storage space*

*Set amongst quality homes in the Carramar 'Wildwood Estate' please contact us to view anytime*

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	17001

### Agent Details

Jonathan Marlow - 08 9402 2299

### Office Details

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**XCEED**   
REAL ESTATE

*Set in the Carramar 'Wildwood Estate' amongst quality homes*

*Modern street appeal with feature double door security screen portico entrance*

*Separate foyer area*

*Extra large master bedroom with full length W.I.R conveniently located off the*

ensuite

Resort styled ensuite with twin shower (with glass door screen), corner spa bath, separate vanities, separate WC and heat lamp, all with modern fixtures and fittings throughout including full height tiling and with ample room to move

Bedrooms 2, 3 and 4 are all double sized with double mirrored sliding door robes to bed 2 and 4, triple mirrored robe to bed 3 (bedroom 2 has semi ensuite access)

Quality 2<sup>nd</sup> bathroom with bath, shower (with glass door screen), twin vanities and full height tiling

Separate powder room for guests

Enclosed study / home office

Separate games room with sliding door access to outdoor alfresco

Enclosed home cinema with ample room for the whole family

Superb kitchen with stone benchtops, ample cupboard space with 900ml under bench oven, 5 burner gas hotplate, rangehood, dishwasher, overhead cupboards and glass splashbacks,

Separate scullery with fridge / freezer recess and inbuilt shelving and cupboard space

Extra-large open plan meals and living area with sliding door access to alfresco

Well-appointed laundry with inbuilt bench and cupboards as well as sliding door linen closet

High ceilings through out

Modern fixtures and fittings throughout including solid wood flooring, window treatments, stylish feature doors and superb lighting

Full reverse cycle air-conditioning through out

Extra-large alfresco entertaining area with feature paving and lighting, ceiling fan overlooking fully fenced below ground pool

Double lockup garage with extra width for workshop, roller door access to backyard as well as internal access to foyer

253m<sup>2</sup> internal living space

Built in 2013

Block size: 637m<sup>2</sup>

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