



221 Lagoon Drive YALLINGUP

\$995,000



PERFECTLY ENCAPSULATES THE "DOWN SOUTH RETREAT" PERSONA

Set in behind beautiful Peppermint and Sheoak trees with an expanse of a pasture aspect from the house, this property benefits from a superb outlook, location and physical characteristics to enhance privacy and peacefulness.

Beautiful four bedroom, two bathroom Limestone hue brick and Colorbond home set on 1.06 hectares of stunning, manicured gardens. Situated on a very slight northern slope with the house located with an expansive north facing rear view.

Property includes your very own private tennis court which I can also see being used as a marquee site for the family weddings and other momentous celebrations. This property could well serve several generations of ownership. There is also a 6m x 6m shed.

Zoned Rural Residential with well drained sandy soils with enough bush to ensure privacy from the road, but not to compromise the pasture outlook.

Open plan kitchen/living/dining area with a massive bush pole being a standout feature in the main living area.

Timber flooring featured in the open plan living area is a beautiful quality which compliments this residence.

Large windows in each room allow for ample natural light and permits great views of the outside gardens.

Make the most of the summer months by dining alfresco on the north facing deck and in winter enjoy a glass of red in the living area by the slow combustion fire.

With Yallingup Beach just over the ridgeline, Petra caf a two minute stroll away, you are perfectly situated to enjoy the many wineries and local tourist attractions this magnificent region has to offer.

This stunning semi-rural setting located in Yallingup could be your next dream home so to arrange an inspection, contact Dunsborough Real Estate Agent, Joe White on 0417 939 715.

Features:

- Balcony
- Built-In Wardrobes
- Close To Schools
- Close To Shops
- Close To Transport
- Fireplace(s)
- Garden
- Polished Timber Floors

Contact the agent



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