



For Sale



## Beachside Living, Just 1 Year Old - Walk to the Coast

Enjoy a relaxed coastal lifestyle in this just 1-year-old home, perfectly positioned on the beachside of Amberton Beach Estate. Offering low-maintenance living with modern style, this 3-bedroom, 2-bathroom residence is ideal for those seeking convenience, location and lifestyle, with parks, shops, schools and public transport all close by.

The home features stylish timber flooring throughout (no carpet), ducted and zoned reverse-cycle air conditioning, and a spacious master bedroom complete with its own ensuite. The modern kitchen is finished with stone benchtops and a breakfast bar, stainless steel cooking appliances, and a dishwasher, flowing seamlessly into the open-plan living and dining area.

<style pdfFontName="Poppins-Bold.ttf" forecolor="#ff4753">PRICE</style>  
Offers Over \$670,000

<style pdfFontName="Poppins-Bold.ttf" forecolor="#ff4753">ADDRESS</style>  
21 Leggatt Street, Eglinton, WA 6034

<style pdfFontName="Poppins-Bold.ttf" forecolor="#ff4753">AGENTS</style>  
<style pdfFontName="Poppins-Bold.ttf">Brodie Morris</style> - 0414001040

brodie.morris@northerncoast.com.au  
<style pdfFontName="Poppins-Bold.ttf" forecolor="#ff4753">Professionals Northern Coast</style>

Shop 18 Brighton Village S/C, Corner of Marmion Ave & Kingsbridge Blvd, Butler WA 6036



Every precaution has been taken to establish accuracy of the information but does not constitute any representation by the vendor or real estate agent. You should make your own enquiries as to its accuracy.

