



22 Provincia Parade, Yalyalup

4 2 2

### SPACIOUS MODERN HOME

Located in the popular estate of Provence, is this Dale Alcock home. North facing, elevated lot overlooking the parkland with plenty of living areas.

- Generous master bedroom, ensuite and walk in robe
- Office, theatre room and web-hub
- Close to schooling and sports area
- Established gardens, fully fenced
- Plumbed fridge and piping to the web-hub room that could be used for a home salon/massage room
- Modern kitchen with vinyl wrapped cupboards, stone bench tops and 900mm appliances
- 3 phase power to the rear ready for a shed/workshop
- Extra height ceilings to the main living areas
- Double door entrance hall

Please call Paul Baxendale for your exclusive viewing – 0418 932 921

578 sqm

**\$435,000**

ID# 11921100283



**Paul Baxendale**

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