

15/323 Pebble Beach Boulevard Bvd, Meadow Springs, WA  
6210

Sold - \$560,000

House 3  2  2 



## Meadow Springs Villa - Superb Location & Low-Maintenance Liv

Welcome to Villa 15 in the sought-after Pebble Beach Villas complex - a lovely 3-bedroom, 2-bathroom home offering comfort, and low-maintenance living in a fantastic Meadow Springs location. Built in 2015, this modern villa has been well maintained and thoughtfully designed to suit downsizers, investors, or anyone seeking a relaxed lifestyle close to amenities.

**Open for Inspection**

By Appointment.

As you step inside, you'll find the king-sized master suite positioned at the front of the home, complete with a generous walk-in robe and a stylish ensuite featuring a separate shower and toilet. The heart of the home is the open-plan kitchen, dining, and living area filled with natural light, enhanced by a split system reverse cycle air conditioner and a clever TV recess. The kitchen is well-appointed with stone benchtops, modern gas appliances, a double sink, dishwasher recess, and ample cupboard space, plus a large double fridge recess. Just off the kitchen is the laundry, conveniently tucked away yet easily accessible.

To the rear of the home are two queen-sized minor bedrooms, each with mirrored built-in robes and neutral décor. These rooms are serviced by a second well-appointed bathroom with a shower-bath combination and separate toilet. Step outside to a private, paved alfresco with sleek black door frames and low-maintenance gardens - the ideal space to relax or entertain.

Property Features:

- Low Strata Fees
- Stone kitchen benchtops
- 3 bedrooms and 2 bathrooms
- Great location
- Plenty of storage

The spacious double lock-up garage includes a built-in storage area and offers both front and rear access, adding to the home's practical layout. With low strata fees of approximately \$127.35 per quarter, this property presents exceptional value in a well-maintained complex. NBN is connected to the property.

Perfectly located just 400m from Meadow Springs Primary School, 2km from Frederick Irwin Anglican School, 1.6km from Meadow Springs Shopping Centre, and only a 2-minute drive to the Meadow Springs Golf & Country Club, everything you need is right at your doorstep.

For more information or to find out about upcoming home opens, contact Andie Vanderlist at Century 21 Coast Realty Mandurah today.

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### Listed By

The Office

Phone: (08) 9581 3399

