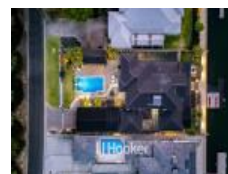
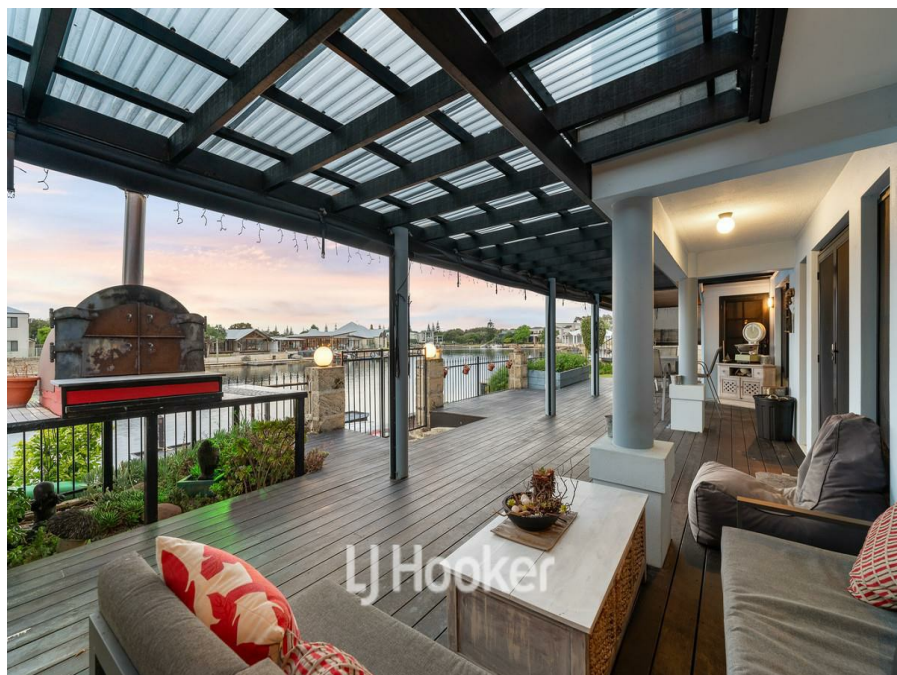


**37 Lanyard Boulevard Bvd, Geographe, WA 6280**

**Sold - 9/05/2025**

House 5  4  4 



## GRAND OPULENCE

If opulence, location, space and style is what you are chasing look no further. This grand design with everything a massive family would need is right here and available now.

Located on the prestigious Port Geographe Canals on a substantial 1079m2 fully fenced lot with jetty access and electric roller gate to enter onto the premises. Come on see what it has to offer.

**Open for Inspection**

By Appointment.

### BED N BATH

1 1/2 5 masterful bedrooms; 2 on lower level including the master and 3 on upper level

1 1/2 Master bedroom has access to private covered courtyard. Bathroom has double sinks with stone vanity. Double shower heads and separate toilet

1 1/2 All have built in double door or more robes

1 1/2 All carpeted with ceiling fans and reverse cycle air conditioners

1 1/2 All have views of pool area or canals

1 1/2 4 bathrooms 2 lower level 2 upper level

1 1/2 2 bathrooms are ensuites

1 1/2 All bathrooms recently fully renovated 1 on upper level has a full-size bath and all have heat lamps.

### KITCHEN

1 1/2 Corian benchtops

1 1/2 Large walk-in pantry doubled as scullery

1 1/2 2x 600mm electric wall ovens

1 1/2 1x 600mm built in steam oven

1 1/2 1x 600mm built in microwave

1 1/2 1x pyrolytic cleaning oven

1 1/2 Quality Meile appliances thru kitchen

1 1/2 Induction cooktop

1 1/2 S/S rangehood

1 1/2 Fisher and Paykel dishwasher

1 1/2 Appliance cupboard

1 1/2 Loads of draws and cupboards for storage all with soft closing mechanisms

### Listed By

The Office

Phone: (08) 9791 6880

