



**77 Silver Sands Drive ILUKA WA**

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Nestled on the doorstep to the beach and just three houses away from the picturesque Iluka Coastal Path walk that meanders through the stunning Iluka Foreshore Park whilst allowing you to experience glorious sunsets over the ocean almost every single day, this beautiful Australian 4 bedroom 2 bathroom Federation and Colonial-style home is graced by wonderful French Hamptons features throughout and exudes both warmth and charm through its unique style alongside quality prestigious residences in a sought-after pocket renowned for its excellent neighbours.

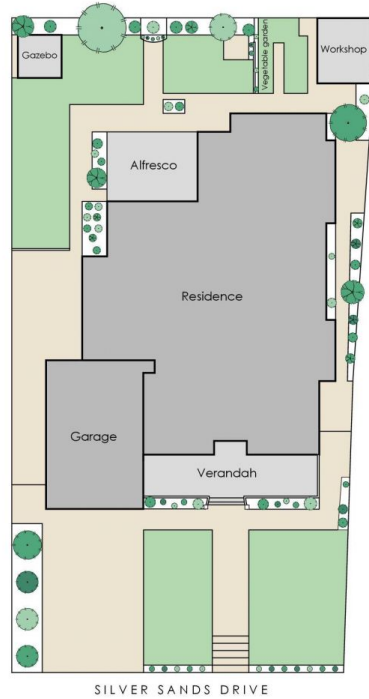
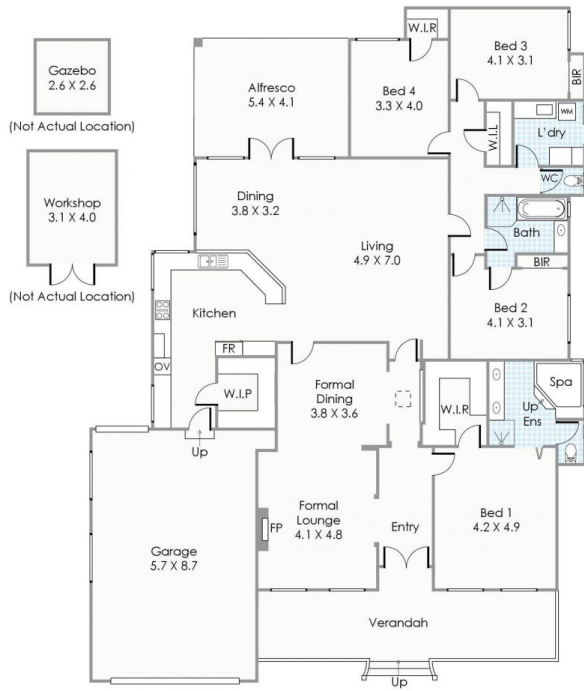
Impressive engineering has allowed for the foundations of the property to take a future second storey, hence ensuring ocean views from within down the track. For now though, an elegant bull-nose entry verandah lets you take in the

**Type** : House  
**Building Size** : 38 sqm  
**Land Size** : 706 sqm  
**View** : <https://www.joyofhope.com.au/sale/wa/northern-suburbs/iluka/residential/house/7533769>



**Johann Dique**  
0430041111

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**Approximate Areas**

- Residence: 236m<sup>2</sup>
- Garage: 50m<sup>2</sup>
- Workshop: 12m<sup>2</sup>
- Gazebo: 7m<sup>2</sup>
- Alfresco: 22m<sup>2</sup>
- Verandah: 25m<sup>2</sup>
- Total Area: 352m<sup>2</sup>

This floorplan is for illustration purposes only to show the layout of the property. Whilst every effort has been made to ensure the accuracy of this floor plan, all measurements, and any other information shown are an approximate interpretation only. Measurements and total areas do not include or account for wall thickness or roof area under eaves. Crib Creative will not be held liable or responsible for any error, omission, misrepresentation or use of any information shown on the final floor plan. Not to be used for any other purpose.  
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