

Sold



58 Combewood Loop, Carramar



UNDER OFFER!!

## EXTRA LARGE 4 X 2 FAMILY HOME WITH BELOW GROUND POOL

Andrew and Liselle from Team Thompson have the pleasure of inviting you to 58 COMBEWOOD LOOP CARRAMAR

Set in a quiet location and within walking distance to Carramar Primary School, Carramar shopping Village and local parks, this perfect family home ticks all the boxes

Please call to view anytime!

Features include....

Perfect quiet location within walking distance to Carramar Primary School, Carramar Shopping Village and local parks

Grand street appeal with low maintenance synthetic lawn and extra paved area for parking

4 bedrooms 2 bathrooms 2 car spaces 611 m2

Price	SOLD
Property Type	Residential
Property ID	15616
Land Area	611 m2

### Agent Details

Jonathan Marlow - 08 9402 2299

### Office Details

Xceed Real Estate - Central  
3 Hasler Rd Herdsman, WA, 6017  
Australia  
08 9207 2088

**XCEED**   
REAL ESTATE

Portico entrance with feature double door entry

Spacious master bedroom with WIR, feature wood flooring, tv recess and expansive views to outdoors

Ensuite with full height tiling, shower, extra length bench and mirror with stylish fixtures

Bedrooms 2, 3 and 4 are all generous in size with robes (with doors)

2nd Bathroom with full height tiling, bath, shower, full length bench and mirror

Separate formal lounge / media room

Central kitchen with twin dishwasher, fridge recess, microwave recess, stainless steel oven, 4 burner gas hotplates, walk in pantry and all with plenty of bench and cupboard space

Open plan living and meals areas, all with commanding views to outdoor entertaining and pool

Separate games / home theatre with split system air-conditioning (Currently used as a sound treated music room with double glazed internal doors and windows)

Ducted evaporative air-conditioning

Skirtingboards

Stylish window treatments and lighting through out

High ceilings to main living areas

Solar panels

Sensational outdoor entertaining area with feature pitched patio overlooking a fully fenced, below ground pool

Separate low maintenance synthetic lawn area for kids to play

Outdoor shed

Double carport with access to backyard

Built in 1999

Block size: 611m<sup>2</sup>

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*