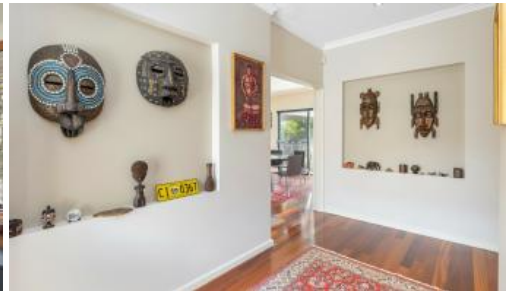


Sold



115b Cobb St, Wembley Downs



Private Single Level Retreat

Open All Christmas & New Year Holiday Period By Appointment. Call Ian Fatharly on 0411 886 183.

Nestled amongst established trees in a quiet and private position this modern 3 /4 bedroom single level executive home is sure to appeal to couples, families and downsizers alike.

A welcoming entry foyer with gleaming polished jarrah floor boards open onto an open plan living room and the adjoining main family/meals and kitchen. The quality fully fitted kitchen features Miele appliances, stone bench-tops and ample cupboard space. An adjoining laundry is also fitted with ample cupboards. Two sets of sliding doors open onto a private rear alfresco and low maintenance garden. This garden could easily be grassed as a play area for children and dogs if desired.

Located down a wide passage 3 big bedrooms are separated by 2 large bathrooms. The master bedroom is located at the rear of the home with its own ensuite. Bedroom 2 is a perfect quest or teenagers' bedroom as has a door directly to the main bathroom.

The spacious home office is perfect for those working from home but can easily be used as a 4th bedroom.

🛏 4 🚿 2 🚗 2 📏 569 m2

Price	SOLD
Property Type	Residential
Property ID	28185
Land Area	569 m2
Floor Area	255 m2

Agent Details

Ian Fatharly - 0411 886 183

Office Details

Xceed Real Estate - Sales
Level 8, 3 Hasler Road Herdsman,
WA, 6017 Australia
08 9207 2088

XCEED 
REAL ESTATE

This well located private sanctuary is sure to attract strong interest. Viewing a must!

For further details or to request a private viewing appointment please call Ian Fatharly on 0411 886 183.

OTHER FEATURES

- *Covered rear alfresco area
- *High ceilings
- *Ducted reverse cycle air-conditioning
- *Double garage with remote controlled door
- *Separate laundry with built-in cupboards and external door to clothes drying area
- *Large home office or bedroom 5
- *Solid polished jarrah flooring to main living areas, entry and hallway
- *Automatic reticulation to low maintenance established garden
- *Private rear 569 SQM Survey Strata lot with own driveway and NO common areas

LOCATION HIGHLIGHTS

- *Within Wembley Downs Primary and Churchlands Senior High School catchment areas
- *A short 500 metre stroll to Hale School
- *400 metres to bus stops for easy access to the city centre and Scarborough beachfront
- *Various parks, sports fields and bush walks nearby
- *Churchlands Senior High School, Newman College, St Mary's, Holy Spirit Primary, Holy Rosary Primary and The International School all within few minutes bus or car ride
- *The Downs Shopping Centre is less than a 5 minute/600 metre walk through the local park
- *Surrounded by numerous other local and major shopping centres including Floreat Forum, Ocean Village, Empire Shopping Village, Herdsman Fresh, Westfield Innaloo and Karrinyup Shopping Centre
- *Wembley Golf Course and leisure complex nearby
- *Bold Park Aquatic Centre nearby
- *Perth CBD approximately 12 km away
- *Quick easy access to Scarborough, Subiaco, Leederville and the city centre

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.