

10 Ferntree Lane, Coodanup, WA 6210

Mandurah

House For Sale

Wednesday, 12 June 2024

10 Ferntree Lane, Coodanup, WA 6210

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 224 m2

Type: House



Nicole Hindmarsh
0895819999

From \$475,000

Nicole Hindmarsh is proud to welcome 10 Ferntree Lane Mandurah to the market. Nestled in the picturesque estate of Frasers Landing Coodanup, this stunning property has long term tenants who have loved living here and have maintained the property like their own home, it is IMMACULATE! Built in 2016, this beautiful home has had the same tenant for the past 6 years and they would love to stay for many more years. The vendors are seeking an investor who will purchase the property with the existing tenants in place (fixed-term tenancy ends February 2025). With low strata fees of only \$334.50 per quarter, all the parklands are maintained for your enjoyment plus if there is anyone in the Estate who is not adhering to the peaceful living rules, then you have the strata who will step in and assist you. This area of Frasers Landing is predominately retirees, singles and small families. You are allowed one cat or one dog with a breed weight less than 10kg. With a myriad of walkways and paths to follow there are plenty of private spaces for you to soak up the natural bushland, spot the bandicoots, bobtail lizards, kangaroos and bird life. Walk to the Serpentine River, or the Peel Harvey Estuary, our beautiful waterways are all at your doorstep to enjoy and explore! Boasting three queen bedrooms, 2 bathrooms this home is deceptively spacious. Open-plan modern kitchen, dining and lounge plus 2 car garage with shoppers' entrance to the kitchen. Gorgeous views out to the "green" boasting natural bushland from the main living areas and alfresco area. Frasers Landing is continuing to expand on the Southern side of the estate with more land becoming available in this highly sort after Estate. Why build when all the hard work is done for you and this property is selling well below today's replacement cost! Ideally located only 5 minutes to the main shopping centre Mandurah Forum, public transport and the Peel Health Campus. Close to the Serpentine River and Peel Harvey Estuary waterways. See for yourself, why this area is a hidden gem! If you are an investor contact the area specialist Nicole Hindmarsh today for your private inspection 0415815156. This information has been prepared to assist in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Mandurah do not warrant or guarantee the accuracy of the information, or take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.