

# 11 Allambi Place, Cooma, NSW 2630



## House For Sale

Saturday, 16 December 2023

11 Allambi Place, Cooma, NSW 2630

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1176 m2**

**Type: House**



Kelly Bertossi  
0264563027

**\$520,000**

Discover the epitome of tranquil living at 11 Allambi Place, Cooma. Nestled at the end of a quiet cul-de-sac, this charming residence sits on an expansive 1,176m<sup>2</sup> block, offering both space and serenity. Step into a home where comfort meets character – featuring 3 bedrooms, the master bedroom boasting a 'his and hers' walk-in wardrobe and an ensuite. The original family bathroom adds a touch of character to this inviting abode and the third toilet allows for additional convenience. Stay cozy throughout the seasons with electric heating seamlessly woven throughout the home and double-glazed windows in the living area. It boasts timber hallways, newly carpeted bedrooms, and a sunroom at the back of the house which provides extra living space, kids play area, or a mudroom. Practicality meets convenience with a dedicated carport with lighting and power and a single garage, ensuring ample space for parking and storage. Imagine the possibilities for outdoor entertaining or relaxation in the generous yard with mood lighting surrounding the property, where endless potential awaits. There is also a 10,000L water tank capturing the runoff from the home.

**Property Features-** Spacious master with walk-in wardrobe and ensuite- Some double-glazed windows \*- North-facing lounge room- Electric heating throughout- Timber floors in hallways- Carpeted bedrooms- Ceiling fans- Carport with lights, power & shed - Outside lighting surrounding house

**Disclaimer:** All information regarding this property is from sources we believe to be accurate, however, we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture, and descriptions.