

13 Cannes Place, Warnbro, WA 6169

Harcourts

House For Sale

Saturday, 30 December 2023

13 Cannes Place, Warnbro, WA 6169

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 696 m2

Type: House



Nola Tully

0894554222

End Date Sale

End Date Sale - All Offers to be presented on or before 5.00pm on Tuesday 23rd January, 2024, unless sold prior. First available viewing will be from the 2nd week of January 2024 - Day/time to be confirmed. Nestled in a quiet cul de sac by a leafy park Reserve, this ideally located home is positioned close to the train station and bus stops for easy transport access. Designed with a functional floorplan and modern features, this bright and inviting home comes complete with two separate living areas, three bedrooms, and plenty of outdoor space for entertaining. Features we love- Separate lounge and meals area complete with timber floors, a wood stoking fireplace and air conditioning for year round comfort - Open plan kitchen, meals and casual living area finished with slate flooring and an abundance of windows, welcoming natural light into the home - The centrally located kitchen features a breakfast bar with stone bench tops, dishwasher, gas cook top, built in pantry, wall oven and stainless steel appliances- Main accommodation areas are separated from the main living areas for privacy and noise reduction - Master bedroom with a walk in robe, roller shutter and r/c air conditioning- Two additional bedrooms with built in robes- Modern family bathroom with a separate shower, bath and vanity- Laundry with separate WC and external access - Outside, the paved pergola and patio offers a great space for outdoor seating and alfresco, while the spacious yard features green lawns and mature lemon trees, perfect for squeezing over Sunday pancakes - Bore reticulated (fully automated) lawns and gardens - Double carport - Garden sheds for extra storage- Security screen windows and doors- Ducted evaporative air conditioning, with r/c split systems in the master bedroom and main living area - Ceiling fans to living room, lounge and master bedroom- Instant gas hot water system recently installed- Nestled in a quiet cul de sac positioned by the leafy trees and playground Cannes Place Reserve- 5 minutes drive to Warnbro Shopping Centre & Waikiki Village - Close proximity to the Aqua Jetty in Warnbro, one of WA's premier aquatic and health facilities- 696sqm You are always welcome to contact NOLA TULLY or any of her team if you would like further information regarding this property or would like to organize a personal inspection outside of the home open times.