

13 Riverina Parade, Lake Coogee, WA 6166

Sold House

Tuesday, 30 January 2024

13 Riverina Parade, Lake Coogee, WA 6166

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 639 m2

Type: House



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\$1,325,000

THE HOME THAT HAS IT ALL. 4 Bed 2.5 Bath 3 Garage 639sqm Block ALL OFFERS BY 5PM MONDAY 12TH FEBRUARY 2024. SELLER HAS THE RIGHT TO ACCEPT AN OFFER PRIOR WITHOUT NOTICE. Positioned in a tightly held and often sought after location, 13 Riverina Parade Lake Coogee offers something for everyone. Appointed with a desirable breadth of mod-cons, exquisite aesthetics, and a versatile inclusion of upgraded technology, we are certain you'd be delighted to become the home's new owner. With only owner gracing the home and creating an abundance of treasured memories, could you imagine creating your own? This custom designed home is bursting with a wealth of notable attributes, it is increasingly difficult to find a home that hasn't compromised on a certain detail or omitted an often-utilised fixture. At the forefront of mind and with prior consideration for the lucky new owner, a broad list of highlights includes, but are not limited to: -Triple garage with drive through rear access- Large open plan kitchen, living and dining- Games room-Theatre room-6kw Solar system with 17 (390w) solar panels-16kw Reverse cycle ducted air-conditioning, with separate zones and My Place iPad control-Security alarm and Roller shutters to front windows.-8 Security Camera system including separate monitor and viewing on all TVs (via coaxial)-Washed aggregate drive and rear-Below ground, fibreglass, heated, magnesium salt pool. -Commodious sized alfresco with bbq workstation, sink and bar fridge included-Hotel style bathrooms, with floor to ceiling tiling, black accent fixtures, twin shower heads, large vanity and separate toilets.-Splayed skirting boards-Texture acrylic render to entire house (incl garage)-Synthetic turf to front and rear-Scullery with sink and multi shelf pantry-Bulkhead to kitchen, Electrolux Black double ovens, Electrolux Black 5 burner gas cooktop, Bosch dishwasher, fridge plumbing, waterfall stone end panel, window splashback soaking up natural light-LED downlighting/ Feature lighting-Electric roller blinds- Sheer curtains and blinds to all bedrooms-Powder room with vanity and feature fish scale tiling-Large entry door with 30c thought with 34c in open plan living area-Laundry hosts overhead cabinets, drying rod, slide out basket compartment, broom cupboard and feature tiled splashback Just 2.8km to the stunning Coogee beach coast line, close to sought after public and private schools and just a short drive to multiple shopping precincts. This home really has it all and is not one to be missed. Floor plans, council and water rates available on request. Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.