

**22/30 Dugong Close, Exmouth, WA 6707**



**House For Sale**

Friday, 3 May 2024

22/30 Dugong Close, Exmouth, WA 6707

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 222 m2**

**Type: House**



Mark Lucas

0899491144

**\$830,000**

This stunning house is located in the Village Quays strata complex and offers you the opportunity to live by the water with a private mooring for an 8m vessel. The home offers you the chance to enjoy the best of Exmouth living, enjoy the sunsets over the Ranges and be out in the Gulf in minutes through the canals. Inside, the modern home features wood flooring, high end finishes and a warm feel. The open plan living/dining/kitchen offers views of the water and the kitchen has a gas appliances and island bench. All three well sized bedrooms are upstairs with carpet, air conditioners, ceiling fans and built in wardrobes. The primary bedroom has the luxury of a private balcony over looking the water, and an ensuite with a bath, shower and double vanity. Flowing from the open plan living area is the undercover patio area, creating a great space to entertain or relax by the water. Extending off the patio is timber decking, green low maintenance plants and the stairs leading to your mooring. At the mooring there is also a storage room for ease and convenience. The zoning of this villa allows for both holiday accommodation (with shire approval), long term rental or owner occupier. Call Mark Lucas today to not miss this property on 0439 494 481.