

**23 River Drive, Cape Burney, WA 6532**



**House For Sale**

Friday, 24 May 2024

23 River Drive, Cape Burney, WA 6532

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 695 m2**

**Type: House**



Janette Brennan

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## Offers from \$430,000

Welcome to 23 River Drive, Cape Burney! This very solid brick and tile 3-bedroom home offers plenty of space for the family, featuring an easy-care design with a face brick interior and a bonus 2nd toilet. The tiling throughout maintains the flow of the home and complements its easy-care vibe. The massive rear patio is perfect for hosting large family gatherings or simply enjoying a peaceful retreat, perhaps even contemplating adding a pool. With garage space for 4 cars, there's ample room for all your vehicles, along with off-road parking needs. Behind the electric gates, you'll find space for your caravan and/or boat. Popular among surfers, canoeists, and recreational fishermen, this location offers a relaxing lifestyle just 16 minutes from the city center. It's a peaceful retreat while still being close to all amenities. Don't miss the chance to view this property at this weekend's open home or call for an earlier viewing. The price guide for this property starts from \$430,000. Contact us today to arrange a viewing and make this house your new home. Please note • Bottled gas upright stove • Electric gate, side access with room to park a caravan/boat and trailer • Semi-ensuite and extra toilet in laundry area • Double brick and tile • Shed 6mx9m • NBN • Land area 695 m<sup>2</sup> • Year built 1989 • Water rates per annum: \$1,525.99- sewer connected • Council rates per annum: \$2,500.00\* Please be advised that this information has been supplied to the best of the agent's knowledge; however, it is always advisable for you to complete your own research and due diligence in these matters. For further information contact Janette Brennan at Ray White on 0417 091 665.