

27 Coot Way, Tapping, WA 6065

House For Sale

Wednesday, 27 December 2023

27 Coot Way, Tapping, WA 6065

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 259 m2

Type: House



David Mead
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Suit Buyers Above \$599K

Welcome to 27 Coot Way. A stunning 3 bedroom, 2 bathroom home built in 2022, this near-new residence has been cleverly designed to provide a perfect blend of modern, functional, low maintenance living. Enjoy the benefits of a new home without the headaches and stresses of building in the current economy! Situated on an 259 sqm block of land, this Survey-Strata property has a small foot print, but loads of living space. Built by Sovereign homes (completed 2022) the house offers a grand total living area of almost 175 sqm over two levels. Perfect for those seeking a home with an easy care lifestyle. This home has plenty of room for parking including a double garage (with store area), plus exclusive double driveway and room for additional parking on the paved verge. The ground floor includes an amazing modern kitchen with Westinghouse appliances (oven, cook top and rangehood), Technika Dishwasher, soft close cabinetry and plenty of bench space with a stainless double sink. Open plan dining and living area with split system AC that leads to the beautiful alfresco and backyard with romantic sitting bench for the evenings, plus retained garden beds and artificial grass for the kids/pets to play - perfect for entertaining friends and family. Both minor bedrooms are also conveniently located downstairs. Each with a built in robe and carpets. The main bathroom downstairs includes shower, vanity and separate bath, with toilet located just outside the bathroom. A cleverly located laundry is well hidden behind the kitchen with direct access outside as well. Upstairs is the private parent's retreat. This includes a spacious Master suite with large walk in robe plus a stunning modern ensuite as well as an additional linen press on the landing to the stair well. Have we ticked all the boxes yet? Other amazing features include:- LED lighting,- Stylish Timber style flooring in the main living areas and carpet in bedrooms,- Freshly painted throughout,- New window treatments,- Reticulated garden beds,- Artificial lawn, The list just keeps going... Tapping is a suburb that continues to grow in high demand, especially as the northern corridor continues to expand and develop. Parks, pubs, shops, amenities, public transport, your choice of private & public schools and so much more all within easy access, you will fall in love with this community and the lifestyle it has to offer. If you're looking for a spectacular, modern low-maintenance 3x2 in Tapping... This is exactly what you're looking for! 27 Coot Way really MUST BE SEEN to be truly appreciated. Meticulously prepared for sale, you can move straight in and enjoy your new home this summer. Houses of this nature don't come to market very often. Please don't miss out on this opportunity to buy a beautiful near-new home in a highly desired coastal setting. Please note this property is part of a Strata development (survey-strata), although 27 Coot Way uniquely has its own dedicated parking (driveway and garage). Strata fees are approximately \$280 per quarter (managed by strata company). Please contact David Mead on 0428 814 407 to discuss your interest and find out more about this immaculately appointed home. Disclaimer: The above information has been provided by sources we deem to be reliable. However, we do not accept any responsibility to any person for its accuracy. All interested parties should rely upon their own enquires and due diligence in order to determine the accuracy of this information.