

3 Cobar Close, Wakeley, NSW 2176

Raine&Horne.

House For Sale

Tuesday, 21 May 2024

3 Cobar Close, Wakeley, NSW 2176

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 552 m2

Type: House



Aldo Ianni
0433644566



Sam Ruisi
0297251445

Auction

This single level brick and tile has been meticulously maintained by its long-term owners and is impeccably presented inside and out; tucked away in a whisper-quiet cul-de-sac within walking distance to parks/reserves, public transport, and local schools - it is family-friendly and convenient. On a pristine 552m² block with a north-facing fenced backyard with expansive grassy space for children and pets to play, plus masses of room for a pool or development potential of a GRANNY FLAT (STCA); the focus will be on more sunshine, less screentime. This property is the epitome of the Great Australian Dream. Summary of features:

- 3 bedrooms all with built-in robes - master with ensuite
- Fully tiled main bathroom with separate shower and bath
- Galley kitchen: stone benches, s/ steel appliances, skylight
- Dining adjacent to kitchen, light-filled open plan lounge
- Triple covered parking (tandem) plus onsite visitor parking
- Timber floors throughout infusing wonderful warm & charm
- Ducted air-conditioning, roller blinds on windows, high ceilings
- Solar power - reduce/minimise energy bills & carbon footprint
- Expansive north facing covered deck with fan & TV point
- Privacy screen, and roll down outdoor blinds on rear deck
- Additional covered entertaining on eastern side of home
- Fabulous property to host parties, celebrations, BBQs etc
- Short walk to Esperance Reserve & Wakeley Dog Park
- Close proximity to several schools, golf, shopping, hospital
- 38 mins to Sydney Airport, 20 mins to Western Sydney Airport

A wonderful place to anchor down and call home in every sense. Tightly held for 24 years by current owners, for all the above reasons, you will see why this one is a 'keeper' - and indeed it may be many more years before it is offered to market again. Do not miss out, you will love it here. Council Rates: \$390 per quarter (approx) Water rates: \$171 per quarter (approx) Disclaimer: The above information has been provided to us from the vendor. We cannot guarantee the accuracy of this information and as such the information provided is not a representation by us as to the accuracy of the statement. You should rely on your own enquiries and judgment to determine the accuracy of this information to satisfy yourself of the true position. Images are for illustrative purposes only and do not represent the final product or finishes or scale.