

# 30 Cassowary Crescent, Coodanup, WA 6210



## Sold House

Thursday, 17 August 2023

30 Cassowary Crescent, Coodanup, WA 6210

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 233 m2**

**Type: House**

## Contact agent

FRASERS LANDING ESTATE Be impressed by this low maintenance home with loads of class and character. Located in the blossoming Frasers Landing Estate surrounded by parklands, walkways as well as the estuary nearby makes this a fantastic place to live. The gorgeous home itself is a double storey ex display home with a stunning floor plan. Upon entering the home you will be impressed by the large separate living area with a feature void to the upper level. This large room also has sliding glass doors to a small front courtyard area with outdoor blinds for year round use. The void to the upper level provides a real WOW factor. The well-planned kitchen offers plenty of storage and bench space. There is an under bench oven, cooktop, range hood and integrated dishwasher and microwave oven. The kitchen overlooks the informal living area which has floor to ceiling glass stacker doors leading to a large courtyard with quality granite style paving. The laundry is spacious and practically located off the kitchen and leads outside to the courtyard and double garage. There is also a separate powder room conveniently located on the lower floor. Upstairs you will find a very spacious landing area, there is room for a computer nook/office set up. The master bedroom has wall to wall wardrobes and access onto a balcony through glass sliding doors. The ensuite is very roomy with vanity unit, WC, shower and bath. The second and third bedrooms are double with built-in robes. The second bathroom is also located upstairs and is decorated in neutral tones. Extra bonus features: \* This home has just been freshly painted throughout. \* Comfortable year round living with ducted reverse cycle air conditioning \* Located close to so many amenities including schools, shopping facilities, hospital and medical rooms, the beautiful Coodanup foreshore and estuary, community hall and public transport. This is an up and coming area with new homes, lovely parklands and pathways to enjoy. This beautiful home would be perfect for empty nesters, lock and leave or those looking for an easy care, super low maintenance home. \* Council Rates: \$1880.00 P/A approx. \* Water Rates: \$1620.00 P/A approx. \* Strata Levies: \$220.00 P/Q approx. For more information contact the listing agent, Linda Clifford on 0417 985 814