

# 4/43 Wirl Buru Gardens, Cable Beach, WA 6726



## House For Sale

Saturday, 15 June 2024

4/43 Wirl Buru Gardens, Cable Beach, WA 6726

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 218 m2**

**Type: House**



Phil Oakden  
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**\$725,000**

Welcome to this stunning 3 Bdm, 2.5 Bath Townhouse located at 4/43 Wiril Buru Gardens Cable Beach. This modern property built in 2011 offers a comfortable living space with a land area of 218 sqm and a building area of 148 sqm and hosts a world of thoughtful 'extras' making it the perfect property and potential home for any combination of reasons. Drive up to the property and park two cars tandem style and still have room for a boat / water-toys in the covered carport. Enter into your Foyer through steel screened double doors and down the hallway past two bedrooms, a full bathroom and a guest powder room securing comfort and convenience all on the ground floor. Move on into the expansive Living Area featuring a TV Lounge, Dining and Open Plan Kitchen with a curved Island Counter. Admire immediately the kitchen finishes and design styling (including a French Laundry) - all artfully chosen by the developer (who used to also live in this Townhouse) to reflect a relaxed, resort life-style vibe as it looks onto the covered, outdoor entertaining deck with the swimming pool beyond! What a view first thing in the morning ! In fact. the stunning communal pool is a property feature all to its own. Its a delight to train in or just enjoy a dip to cool off as the 25 meter pool stretches the expanse of all the Townhouses. The covered rear deck is bordered on both sides with crafted screens ensuring privacy and there's even a convenient storage unit provided to stow away the kids floaties, the Chefs BBQ's and the outdoor furniture when not in use. But the wonders don't stop there as they extend to the 2nd floor, thoughtfully designed Master Suite where a large Master bedroom leads out onto a generous 'Sunset Balcony' that catches delightful breezes and sunset moments all-year-round. The Suite also features a walk-in Robe and generous Ensuite providing a comfortable 'escape' for the lucky owners. With a price guide of \$725,000, this property is either a great investment opportunity with unparalleled rental expectations or potentially a wonderful family Home so close to the dunes of Cable Beach - you can smell the surf ! Don't miss out on the chance to own this beautiful designer-Home in such a prime location and contact Phil Oakden today on 04277 35419 today to schedule a viewing! Built 2011 Shire Rates : TBA Water Rates : TBA