

# 4 Kybra Court, Cable Beach, WA, 6726

## Sold House

Thursday, 22 June 2023

4 Kybra Court, Cable Beach, WA, 6726

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Type: House



Tammy Sutcliffe  
0891925557



Ian Sutcliffe

## **A hidden sanctuary, where lifestyle meets location!**

### **What we love.**

Located in Sunset Park, highly regarded as the best location in Cable Beach, you will find this hidden sanctuary retreat. Where lifestyle meets location, so close to the beach you will hear the waves in the morning.

Nestled on a 1009sqm, surrounded by established gardens, you will feel right at home. Just minutes from the Broome hotspots including, Cable Beach, Diver's Tavern and an array of cafes and restaurants, this property is the pinnacle of lifestyle living.

### **What to know.**

Set on a spacious 1009 sqm block, with ample parking for cars, 4-wheel drives and even the boat, caravan or trailer, with gate access through to the shed and granny flat at the rear.

A spacious open plan kitchen, living and dining area welcomes you in, with glass doors framing that glorious outdoor retreat area.

The kitchen is an entertainer's delight with space to cook and create. Complete with a large pantry, fridge recess, dishwasher, electric cooktop and oven, not to mention a breakfast bar for those quick bites or entertaining delights.

Draw open those glass doors and take in your own private oasis. Decked alfresco area with ceiling fan overlooking the glistening pool, perfect for relaxing on those balmy hot evenings. Sit with a cocktail in hand and watch the sunset at the bar area all in the comfort of your own home.

Back inside you will find the master suite with doors leading out to the deck area, a true retreat. With ensuite and walk-in robe.

Beds two, three and four are at the front, all complete with built-in robes, split systems and ceiling fans for all year-round comfort. Sharing the main bathroom with bath, shower, vanity and separate toilet next to the laundry with access outside.

This property also has the added bonus of a studio at the back, an ideal space for a teenager retreat, home office or modify it for future income down the track, with its own gated access from the front.

4 Kybra Court, is an exceptional home, in a prime location, from the moment you step inside, you will feel relaxed and at home.

Shire Rates; \$4119.81

Water Rates; \$1486.70