

**40A Cobia Cl, Exmouth, WA 6707**



**Sold House**

Saturday, 17 February 2024

40A Cobia Cl, Exmouth, WA 6707

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Mark Lucas

0899491144

**\$900,000**

Less than a year old, this near new 4 bedroom 2 bathroom family home is on a quiet street and offers the perfect blend of comfort and style, with a well designed layout the home is great for the whole family. Currently leased for \$1,500 per week until August 2025, this property is ideal for investors or someone that is not quite ready to move in. The property is being sold fully furnished with everything required to satisfy the current tenants. As you step inside, you are greeted with a large open plan kitchen living and dining room. The kitchen features a white island bench with black pendant lights creating a sleek and modern feel. The living and dining flow from the kitchen, making a great entertaining space as you can step straight out into the outdoor patio area. The bedrooms are generously sized, providing ample space for relaxation and privacy. The master bedroom features an ensuite bathroom with shower and double vanity, ensuring a luxurious experience. All bedrooms have built in wardrobes and split system air conditioners. The downstairs bathroom is bright and has a shower and bath and there is a separate laundry with wood finishes. Throughout the house there is also ample of storage and linen cupboards. The outdoor space has low maintenance landscaped gardens and artificial lawn, creating a relaxing and tropical feel, the ideal space to enjoy the Exmouth weather. The front of the property has a double garage and large side gate access to securely park your trailers. To arrange a viewing call Mark Lucas today on 0439 494 481.