

# 3 Koolbardi Lane, White Gum Valley, WA 6162



## Sold House

Thursday, 21 March 2024

3 Koolbardi Lane, White Gum Valley, WA 6162

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 202 m2

Type: House



John Howell  
0893361166



Hayden Groves  
0411615582

**\$975,000**

The only freestanding townhome in the critically acclaimed, recently completed Terrace Green development, this charming three bedroom, two bathroom home is the ideal low maintenance downsizer, investment opportunity or executive home in the heart of the picturesque White Gum Valley. Industrial chic styling combines effortlessly with modern living creature-comforts with open plan living, dining and recreating spaces all flooded with northern light courtesy of a bank of glass doors and windows adjacent to a generous, easy-care courtyard. Well secured and with parking for two vehicles, there's space to park up the caravan in readiness to lock, leave and return to your Terrace Green home. Upstairs are three generous bedrooms, the main with ensuite and each with separate deep northerly balconies overlooking the treetops of the nearby Royal Fremantle Golf Course. The famed Café Lumos is an easy stroll away and all the wonders of Fremantle and South Beach are a short e-bike trip away. The convenience and efficiency of a lock-up shed, roof-top solar, 7.5 star NATHers energy rating and compact rear garden make 3 Koolbardi Lane the perfect abode for a wide range of living needs. The community of Terrace Green are testament to that. Looking forward to meeting you at the home open. 3 Bed 2 Bath 2 Cars Council Rates: \$2,228.50 per annum (Approx.) 2023-2024 Water Rates: \$1,255.01 per annum (Approx.) 2022-2023 Strata Rates: \$235.40 per quarter inc reserve (Approx.) 2023-2024 Please call Exclusive Selling Agents John Howell on 0499 773 075 or Hayden Groves on 0411 615 582 for further details or to view. PLEASE NOTE while every effort has been made to ensure the given information, photos and floor plan is correct at the time of listing, this information is provided for reference only and is subject to change.