



North Coogee, 13 Caledonia Loop

Where Luxury Meets Serenity

Experience coastal living at its finest with this four bedroom oasis only a stones throw to the beach.

Nestled in the heart of the vibrant Port Coogee community, this stunning four bedroom, two bathroom home offers the ultimate in coastal living. Boasting breathtaking finishes and a prime location just moments from the water's edge, this residence is the perfect maintenance free home.

Step inside to discover an inviting open-concept floor plan flooded with natural light, creating an atmosphere of warmth and tranquility. The spacious living area is perfect for entertaining guests or simply unwinding after a day at the beach, while the stunning kitchen features modern appliances and ample counter space for culinary enthusiasts.

Retreat to the luxurious master suite, complete with a large walk in wardrobe and open

4 2 2

For Sale
OFFERS INVITED

View
[ljhooker.com.au/7KJ03](https://l.jhooker.com.au/7KJ03)

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(08) 6268 0130

elegant bathroom with double sink, sizable shower and toilet. Three additional bedrooms offer plenty of space for family and guests, ensuring everyone can enjoy the comforts of home.

Outside, the expansive balcony beckons for outdoor dining and relaxation, where you can savor the salty sea breeze and soak in the breathtaking coastal vistas. With direct access to the beach just steps away, you'll have endless opportunities for swimming, surfing, and beachcombing right at your fingertips.

Don't miss your chance to own a slice of paradise in this idyllic coastal retreat. Schedule your private viewing today and discover the magic of seaside living!

Features:

- Open plan living, kitchen and dining with high ceilings
- Spacious kitchen with ample storage and glass splashback
- Quality appliances including rangehood, 6 burner gas cooktop and oven, plus integrated dishwasher
- Roomy south facing balcony
- Master bedroom with large walk in robe
- Private open en-suite with double vanity, shower, toilet
- Three additional generously sized rooms with build in robes
- Laundry with ample storage
- 6.6kw solar system
- Fujitsu ducted air-conditioning throughout
- Double glazed windows / doors
- Quality dark oak timber floorboards and carpet throughout
- Plantation shutters throughout
- Under stair storage
- Low maintenance
- Built 2021 by Ron Clarke Custom Homes (and won the 2022 HIA small lot award)
- PLUS many more amazing features!

Location:

- Short walk to Coogee beach, Omeo Shipwreck, Coogee Common restaurant, Boathouse Restaurant, cafes, Woolworths, doctors, bus stops and much more.
- Approx. 7 minutes to Fremantle
- Approx. 9 minutes to Fremantle Train Station
- Approx. 16 minutes to Kwinana Freeway

*** Wanting to know the value of your property? Ask David for a free appraisal today ***

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More About this Property

Property ID	7KJ03
Property Type	House
House Size	234 m ²
Land Area	210 m ²
Including	Ensuite Toilets (2)

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