



## 1/13 Overton Gardens COTTESLOE WA 6011

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**\*\*UNDER APPLICATION\*\***

Date available: 29 September 2023

[Book Inspection](#)

### **\*\*UNDER APPLICATION\*\***

LUXURIOUS TOWNHOUSE LIVING IN COTTESLOE

Situated in 'Cove on Overton', at the front of this boutique complex is a luxurious brand new townhouse waiting for you to call home!

This 3 bedroom, 2 bathroom home features ocean views, a double lock-up garage, additional storage, separate laundry, ducted reverse cycle air conditioning, high ceilings and the convenience of a private elevator.

The modern kitchen offers high end finishes such as integrated Miele appliances, engineered stone bench tops, designer tapware, built in fridge/freezer, dishwasher and a Vintec wine fridge.

This light-filled living space has double glazed stacker sliding doors to shut off when you are ready to unwind or they can seamlessly open into the outdoor area that offers the perfect place to entertain or relax and watch the ocean waves go by.

Master bedroom is complete with a walk in robe, electric blinds, ensuite with his and her sink and a stand alone bath.

Stroll to the iconic beaches, local cafes and restaurants, and the Cottesloe Beach Hotel. The Cottesloe Tennis Club and

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Civic Centre are a few blocks away, and the Seaview Golf Club is only a short drive. Enjoy shopping at Napoleon Street and sipping on a latte at one of the many cafes in this lively precinct. Whilst you are there, sample some delicious fresh produce from the famous Boatshed Market.

Location:

â€ƒ 130m to Marine Parade

â€ƒ 230m to Cottesloe Beach

â€ƒ 460m to Cottesloe Tennis Club

â€ƒ 700m to Seaview Golf Club

â€ƒ 1.1km to Eric Street Medical Centre

â€ƒ 1.6km to The Boatshed Market

â€ƒ 1.3km to Cottesloe Station

â€ƒ 1.7km Cottesloe Central Shopping Centre

â€ƒ 3.3km to the Claremont Quarter

â€ƒ 1.8km to North Cottesloe Primary School

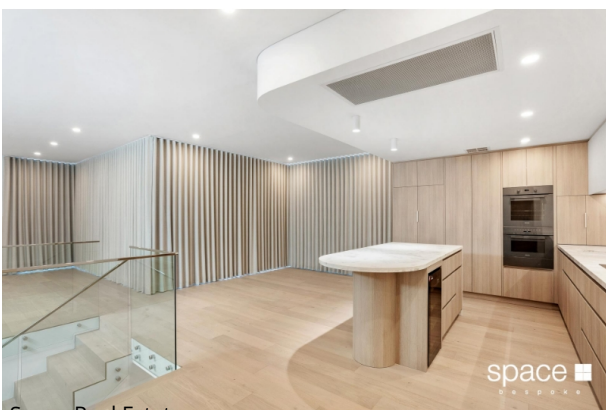
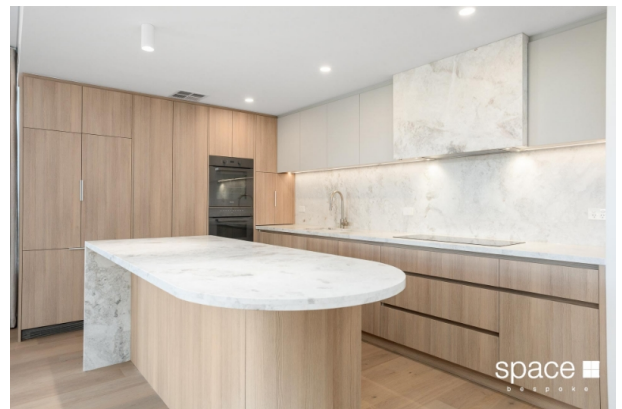
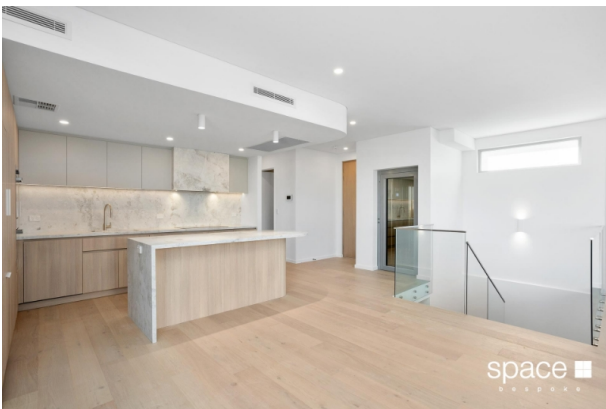
Although an available date has been entered, this may change subject to final completion of the build.

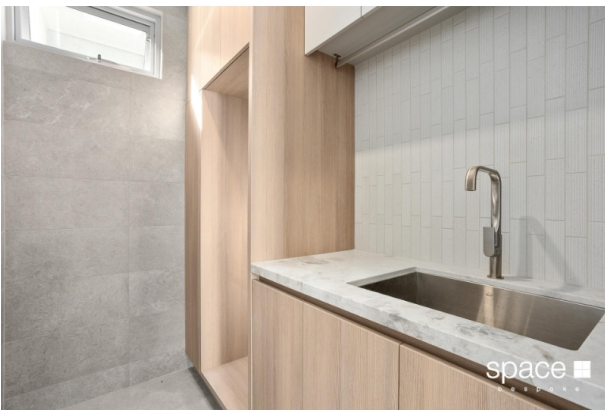
Schedule your private viewing today by contacting Teresa Silva on 0432 251 203 or [Teresa@spacerealty.com.au](mailto:Teresa@spacerealty.com.au)

# Gallery

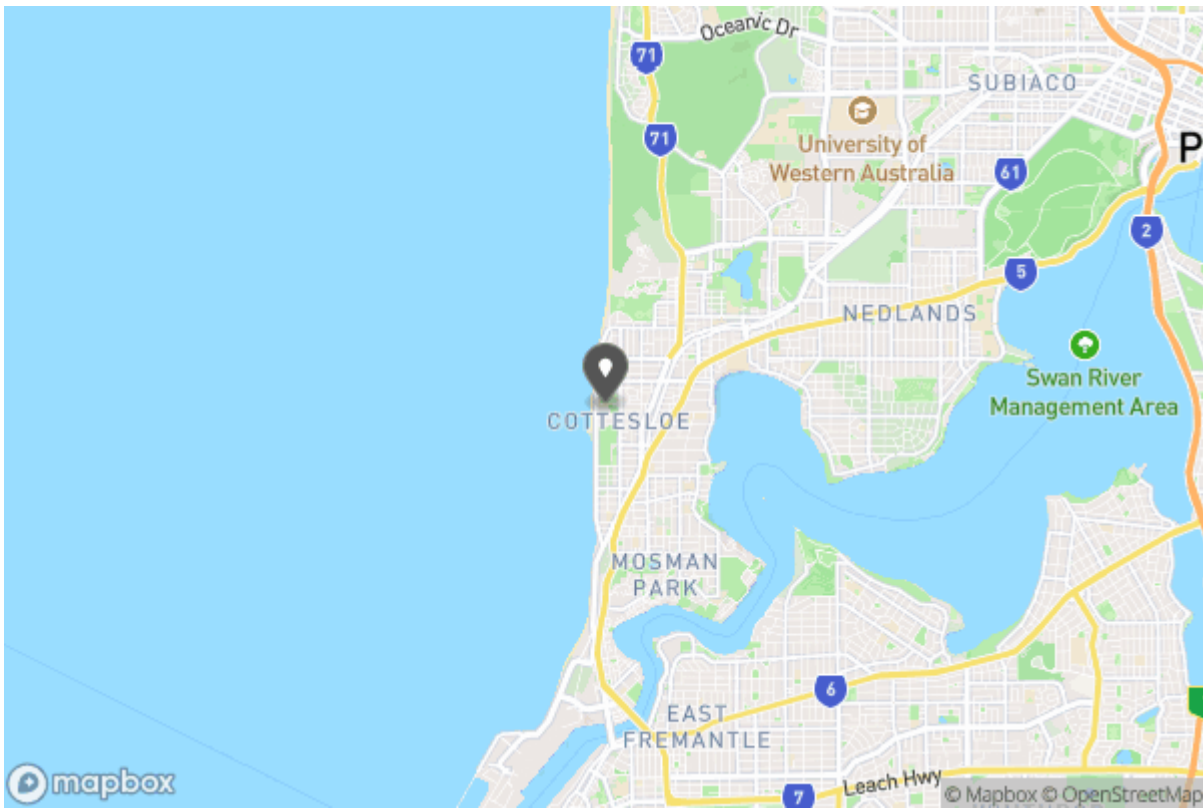








# Location Map







Don't forget to confirm your inspection by SMS or email

Teresa Silva

teresa@spacerealty.com.au

08 9284 4008  
2 Napoleon Street  
Cottesloe WA 6011



### Why Book with Space Real Estate

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You can also change or cancel your booking at any time if you no longer wish to attend or the times are no longer suitable. As part of your booking, we will send you reminders of the inspection as well as directions to the property to make the process of inspecting the property seamless.

Finally, should you wish to apply for the property, all of the relevant information including PDF or online applications details will be provided so you can apply as quickly as possible.

# Tenancy Application

A copy of the General Tenancy Agreement for this property, including all special conditions is available via the following link:

[Apply Online](#)

<https://2apply.com.au/Property?agentID=V-SpaceRECottesloe&uniqueID=R3222540>