



3/3 Clive Road Cottesloe WA

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Immaculately presented & located within a gated complex, this spacious townhouse feels more like a stand-alone home.

The Accommodation:

Enjoying 3 levels, it offers ample space to unwind or entertain, and the convenience of a "lock and leave" and low maintenance care.

On the lower level, you'll find a generous rumpus room along with extra storage space, which can serve a variety of purposes, including a relaxation area for kids or parents, a theatre room, a secondary living space, or a personal gym.

Enjoy the open-plan kitchen and living area on the ground

Type : Townhouse
Land Size : 194 sqm
View : <https://www.abelproperty.com.au/8005722>



Adrian Abel
08 9208 1999



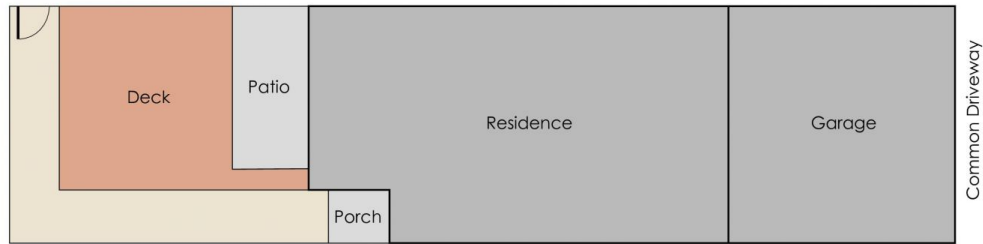
Jenna Abel
08 9208 1999

[For full version visit the website](https://www.abelproperty.com.au)



Approximate Areas

BASEMENT	
Residence:	36m ²
GROUND FLOOR	
Residence:	59m ²
Garage:	37m ²
Porch:	2m ²
Patio:	8m ²
FIRST FLOOR	
Residence:	90m ²
Balcony:	13m ²
Total Area:	245m²



Total Lot Size: 142m²



This floorplan is for illustration purposes only to show the layout of the property. Whilst every effort has been made to ensure the accuracy of this floor plan, all measurements, and any other information shown are an approximate interpretation only. Measurements and total areas do not include or account for wall thickness or roof area under eaves. Crib Creative will not be held liable or responsible for any error, omission, misrepresentation or use of any information shown on the final floor plan. Not to be used for any other purpose. www.cribcreative.com.au



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