

Under Contract



## 37 Cocora St Eden

### EDGEWATER

Exquisitely nestled on a near level ¼ acre (approx) elevated knoll in blue chip Cocora Street, classic 3 bedroom plus study 1960's home, perfectly accented to enjoy the salt scented breezes and leafy bay views from all main rooms. Directly opposite reserve/Two-fold Bay with a divine, white sand beach just a roll down the hill (200m). The home comprises a generous dining room with a well equipped bespoke timber bench topped kitchen adjacent, flowing through to the main living room (s/c heating) with heavenly polished timber floors out to a classic concrete patio to enjoy the amazing unrestricted outlook. Generous master bedroom with ensuite and plenty of robe space, bedrooms 2 & 3 (BIRs), utility/study room, main bathroom inc shower, vanity plus sep wc. Complete with under house lock up garage, large adjacent workshop area and established low maintenance surrounds. Great bones, prime location, reap the rewards of seaside living. **Living on the edge.**

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<b>Price</b>	\$810,000
<b>Property Type</b>	Residential
<b>Property ID</b>	1915
<b>Office Area</b>	0
<b>Land Area</b>	986 m2

### Agent Details

Chris Wilson - 0427 003 406

### Office Details

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