

Sold

1 Tilton Ct, Cobram

ANDREW JENKINS  
REAL ESTATE

## High Set In A Quality Court Location

Situated in a highly prominent area this 840sqm property boasts an exceptional outlook over the Murray River tourist town of Cobram.

From the upper living level to the manicured lower gardens, this family home is sure to impress. Offering a large, light-filled, open-plan main living area with polished timber flooring and high ceilings throughout. Kitchen with ample cupboard and bench space, gas cooktop, large wall oven and breakfast bar. Front formal lounge room or dining space with front foyer, providing ample room for a kids retreat.

The master bedroom is luxe in size and comprises his and hers walk-in-robos, as well as a private ensuite. Remaining 2 bedrooms with built-in-robos. Family sized bathroom, laundry with an abundance of storage space and separate toilet.

Climate is controlled with ducted refrigerated cooling, ducted gas heating and ceiling fans throughout.

Externally this home has stunning sunset views from the south facing balcony with ceiling fans and outdoor blinds. The lower level of this property offers a huge and secure undercover carport/ outdoor area for the boat, fitted with ceiling fans and bar entertaining space. Manicured gardens are maintained with in-ground sprinkler system and double garage with direct house access to the upper level.

This home is sited at the top of the town and is within walking distance to the Murray River and local parkland. Thoughtfully executed and planned well to suit the functionality of this block.

Call today and arrange your inspection!

These details have been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information herein is correct, we do not take responsibility for any inaccuracies. Accordingly all interested parties should make their own enquiries to verify the information.

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**Price** SOLD for \$600,000

**Property Type** Residential

**Property ID** 4000

**Floor Area** 840.20 m2

### Agent Details

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