

12 Whimbrel Crescent, Coodanup







Stylish & Serene 3-Bedroom Home in Frasers Landing – Nature, Comfort & Convenience Combined

Joe Da Mata of Xceed Real Estate proudly presents 12 Whimbrell Crescent, Coodanup—a stylish, low-maintenance home built in 2015, set within the peaceful, tree-lined Frasers Landing Estate. Surrounded by nature and just minutes from town conveniences, this thoughtfully designed residence offers a relaxed, easy-care lifestyle—ideal for downsizers, investors, travellers, or anyone seeking a fresh start.

Inside, You'll Find:
A spacious master suite with walk-in robe and private ensuite featuring double vanities
Two additional queen-sized bedrooms and a second bathroom with separate shower and bathtub
Open-plan living and dining area that flows to a secure, paved courtyard—perfect for entertaining
A well-equipped kitchen with island bench, stainless steel appliances, and full-height fridge recess
High ceilings throughout and reverse-cycle split-system air conditioning
Double lock-up garage

Property Features:
Built in 2015
Gas hot water system
Low-maintenance established gardens with a grassed area

3 2 2 282m2

Price	SOLD for $550,000
Property Type	Residential
Property ID	32000
Land Area	282 m2
Floor Area	112 m2

Agent Details

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Private, easy-care courtyard with rear gate access
Multiple on-street guest parking bays
Serene bushland surrounds managed by strata for a green, peaceful outlook
Low strata fees
Shire Rates: Approx. $2,200/year
Water Rates: Approx. $1,500/year
Location Highlights – Your Private Nature Retreat
Situated in the heart of Frasers Landing, you'll enjoy peaceful living while remaining close to key amenities:

Frasers Landing walking trails, boardwalks, parks, and playgrounds just steps away
Minutes to Serpentine River and the Peel–Harvey Estuary, with nearby boat ramp access
Short drive to Coodanup College and Mandurah Catholic College
Less than 10 minutes to Mandurah Forum, local shops, and medical centres
Abundant wildlife, birdwatching, and scenic natural surroundings at your doorstep
Currently tenanted on a periodic lease, the occupant would love to stay—providing excellent rental income potential for investors.

For more information or to arrange a viewing, contact:
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