



Charming 3 x 1 on a sunny corner block with room for your camper and boat!

Welcoming home with a large garden just waiting for you

This delightful light and bright 3 x 1 on a large corner block of 724m² in a handy location close to shops and the local primary school; is unlikely to last long. Would suit retirees; a small family, couple or single person. The beauty of this property is that it offers many opportunities; a perfect haven for a gardener with established trees, shrubs, beautiful planting and the large rear lawn could fit a pool. Obvious room for a workshop, storage for your camper as well as your boat with additional side access possible.

There may be easy access for wheelchairs as there are extra wide doors to some of the rooms.

The house is well presented and has a welcoming entrance off the street. Lovely open plan living area with kitchen / lounge and dining overlooking a beautiful courtyard; and separate front lounge with additional space for a home office or small playroom. Three bedrooms, generous bathroom, separate WC and laundry. Main bedroom has a built in robe with sliding door; bedrooms 2 and 3 both singles, one with small robe recess. Tiled floors throughout living areas and carpets to bedrooms.

ADDITIONAL FEATURES:

Brand new instant Gas HWS

R/C air conditioning unit in main living area.

Gas bayonet for heating

 3  1  1  724 m²

Price SOLD for \$320,000

Property Type Residential

Property ID 126

Land Area 724 m²

Floor Area 112 m²

Agent Details

Kevin Brincat - 0401 052 947

Office Details

Kevin Brincat Real Estate
0401 052 947



Electric cooktop & oven

Large windows with tasteful window coverings

Single carport with roller door

Large lawn area with room for workshop, camper and boat

Separate courtyard area

Beautiful trees & decorative gardens

Garden shed

Potentially sub-dividable in the future into two lots (subject to Planning Consent) and if possible, the existing house would probably need to be demolished. The property is zoned R20 - corner block.

Warnbro is in high demand with buyers as it offer great value housing, is close to amenities including shops, schools, beaches and public transport including the train station. This house is in a great spot; being so close to:

400m - Balaka Reserve/ Playground

800m - Koorana Primary School

1.3km - Warnbro Shopping Centre

1.3km - Aqua Jetty Recreation Centre

2.2km - Warnbro Community High School

3.1km - Warnbro Train Station

3.5km - Warnbro Dog Beach

Don't delay! This 3 bedroom house on a corner block with potential don't come up often in the popular suburb of Warnbro.

For further information or to arrange a private viewing please contact Zoe Cuming who will be happy to assist.

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