

Sold



## The Perfect Start

Have you been looking for an opportunity to get on to the property ladder? you've been watching the market closely, listening to advice from some experts and you're finally ready to go, well this could be the one!

The entrance to the home provides access to the formal lounge room, leading through to the sizable kitchen, dining and main living area. The indoor-outdoor flow is great thanks to the pleasant patio area and well-kept backyard, perfect for unwinding and catching a good bit of sun.

The back wing of the home sports 3 nicely sized bedrooms, with built in robes, the master features a private outdoor entrance, a full bathroom with separate W/C and full laundry.

With a long-term tenant on a lease which is about to expire, there is a multitude of options here for the FHB who's still renting or the investor looking to re-sign the tenant to another 12-month lease.

Call Darcy to book your appointment today.

### Key Features;

-Approximately 480m2 block

3 1 2

**Price**

**SOLD**

**Property Type**

**Residential**

**Property ID**

**17039**

### Agent Details

Adam Whitford - 0406 616 608

### Office Details

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Level 8, 3 Hasler Road Herdsman,  
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**XCEED**   
**REAL ESTATE**

- Approximately 121m<sup>2</sup> of floor area
- Master bedroom with private outdoor entrance and built in wardrobe
- Gas cooktop
- Ducted air-conditioning
- Entertainer's outdoor area
- Gas hot water system
- Double carport

Location Features;

- 750m to Ellenbrook Primary School
- 950m to Woodlake Village Shopping Centre
- 1.5kms to St Helena's Catholic Primary School
- 1.7kms to Ellenbrook Christian College
- 2kms to Ellenbrook Secondary College
- 2.3kms to Ellenbrook Central
- 4.1kms to Tonkin Highway

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