



1 Pembroke Street, COLLEGE GROVE, WA 6230

AUCTION HAS ENDED AT \$425,000

SOLD by Roslyn - the leading lady in real estate!

College Grove continues to be a highly sought-after location, popular with retirees due to its quiet and private location.

This property is for sale by Openn Negotiation (Online auction with flexible conditions) The auction has commenced, and the property could sell as early as tomorrow. Contact Exclusive Agent Roslyn Ierace immediately to become qualified or you could miss out! (The sellers reserve the right to sell prior) Register to watch the auction at www.openn.com.au

This amazing 3 bedroom, 1 bathroom, 2 toilet home, is sure to impress, the corner block boasts a side street and access directly into your 6 x 6 metre workshop with caravan or boat parking as well.

Walk in the front entry, as it opens out to the open plan living with a kitchen that has been renovated. that divides the living area with the meals area on one side and the family room, the other. The added bonus of a separate theatre room, great when we

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TYPE: Sold

INTERNET ID: 300P106347

AUCTION DETAILS

9:45am, Friday February 17th, 2023

CONTACT DETAILS

Bunbury

11 Stirling Street
Bunbury, WA

Roslyn Ierace
0407 529 398

want to watch 2 different TV shows at once!

The kitchen is a real treat with its new 4cm thick stone bench top a feature in itself, with overhead cupboards, giving extra storage as well as the walk in pantry. A great space to work in, with ample room for helpers, as you entertain the family.

With all the bedrooms across the rear of the home. The huge master bedroom, has the convenience of walk in robe and of course easy access to the semi ensuite with separate shower and bath.. While at the far end of the home, another two bedrooms, both with built-in robes and easily hold queen-size beds.

The choice of two alfresco' s sheltered from winds in both directions, perfect option for an afternoon and morning choice!

Year-round comfort will be yours with a ducted evaporative air conditioning and the added bonus of ducted gas heating throughout. And thanks to the solar panels on the roof, cheap to run..

Resting on a corner 651 m² block number 1 Pembroke Street in College Grove offers over 170 m² of living in this, highly sought-after private estate

Contact Exclusive Agent Roslyn Ierace today, 0407 529 398

3 bedroom 1 bathroom

Built in 2004,

177 m² of living

Ducted evaporative air conditioning.

Ducted gas heating,

6 x 6 metre workshop

Solar Panels

Water \$1,219.76

Council \$2,362.93

- Land Area 651.00 square metres
- Building Area: 177.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 1
- 4 car garage







