



55 Clifton Street, COLLIE, WA 6225

Investors or Homeowners dream!

This charming, three-bedroom, one bathroom home is the perfect opportunity for first home buyers, families and investors alike.

Set on a 1012sqm block, this property boasts a huge backyard and plenty of room to move, with rear access, a large, powered workshop with double car access, a standalone games room with air conditioning and a wood fireplace.

Inside, you will find three good sized bedrooms with the master sporting a built-in wardrobe, a spacious open plan living area with polished floorboards, neat kitchen, and a light-filled dining area perfect for entertaining.

The home is situated in a great location, just minutes away from shops, schools, and a beautiful local section of the collie river. Perfect for those who need to commute, or for those looking for a peaceful lifestyle in Collie.

With an estimated rent return of up to \$390 per week and with a current lease in place until 16/12/2024. This is a beautiful low maintenance home with minimal fuss and maximum return!

TYPE: Sold

INTERNET ID: 300P109154

SALE DETAILS

\$312,000

CONTACT DETAILS

Collie

80 Forrest Street
Collie, WA

Matt Blackford
0405 919 121

Other features include:

- Wood fireplace
- Air Conditioning
- Outdoor entertaining
- Single car access garage

This property is ideal for those looking for someone to invest in Collies booming rental market or looking for a relaxing lifestyle change. Don't miss out on this fantastic opportunity, call Matt Blackford today on 0405 919 121 to arrange an inspection!

Buyers Note: All measurements/dollar amounts are approximate only and generally marked with an * (Asterix) for reference. Boundaries marked on images are a guideline and are for visual purposes only. Buyers should complete their own due diligence, including a visual inspection before entering into an offer and should not rely on the photos or text in this advertising in making a purchasing decision.

Other features: Close to Shops, Heating, High Clearance

- Land Area 1,012.00 square metre
- Bedrooms: 3
- Bathrooms: 1
- Double garage
- Floorboards





