



4 Rosebud Crescent, EATON, WA 6232

HOME OPEN THIS SATURDAY 6th September 12:00pm - 12:30pm

SUPER SPACIOUS, SUPER SOLID & EASY-CARE LIVING IN EATON

Situated on a neat, corner-style 704* sqm lot near the Vittoria Bay and Collie River precincts, this very spacious and appealing residence offers the ultimate in low maintenance or 'lock and leave' lifestyles.

Built in 2002*, the property is designed for both comfort and convenience & with numerous recent upgrades and a high standard of presentation, it is now ready for its new family to simply move in and enjoy!

INTERNAL FEATURES

- 4 bedrooms, 2 bathrooms
- Light and bright interiors & freshly painted!
- New front doors, new light fixtures throughout, new carpets in all bedrooms
- Seamless, open-plan living space

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 300P184471

SALE DETAILS

\$799,000

CONTACT DETAILS

Bunbury

11 Stirling Street
Bunbury, WA

Angela Murphy
0438 310 315

- Functional kitchen, generous lounge and dining room
- French doors open out to undercover entertaining area
- Spacious bedrooms, built-in wardrobes
- Partially upgraded bathrooms, one with a separate bath
- Laundry has external access
- Ducted air-conditioning
- 4 x hard-wired security cameras*
- NBN access*

EXTERNAL FEATURES

- Blonde brick, tiled roof
- Double garage under main roof, access through to garden
- Undercover entertaining area, limestone paving
- Easy care gardens â## established hedges, artificial lawns, gravel verge
- Double gate side access â## leads to a vast undercover patio area, perfect for parking a caravan or boat!
- And further through to a powered shed*
- Deep sewerage*

LOCAL AMENITIES

- Eaton Primary School - just a two* minute walk!!
- Mercure Bunbury Sanctuary Golf Resort
- Forrest Highway
- Eaton Fair
- Bunbury Farmers Market

Act quickly â## offering vacant possession and in proximity to the lovely Marri Reserve, Vittoria Bay, Leschenault Estuary and Collie River, this super spacious, super solid Eaton residence won't last longâ#!

Zoning: Residential R20

For further information and to arrange your viewing, please contact: Angela Murphy
0438 310 315 angela.murphy@elders.com.au

Buyers Note: All measurements and dollar amounts are approximate only and generally marked with an asterix (*) for reference. Any boundaries marked on images are offered as a guideline only.

Buyers should complete their own due diligence, including a visual inspection of the

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property, prior to making an offer and should not rely on the photographs or written text in this advertisement to make a purchasing decision.

- Land Area 704.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage





