



9 Wright Street, CAPEL, WA 6271

Affordable, Comfortable & Convenient Living in Capel

Why settle for less when you can have space, comfort, and value all in one package? This freshly painted 3-bedroom, 2-bathroom home offers an ideal opportunity for first-home buyers, downsizers, or savvy investors looking for a low-maintenance property in a quiet, convenient location.

Step inside and be greeted by a bright, open plan living and dining area, freshly decorated in neutral tones to suit any style. The split system reverse-cycle air conditioner and gas bayonet keep the space comfortable all year round. The compact yet practical kitchen overlooks the living area and features a gas cooktop, rangehood, and electric oven - perfect for easy family meals or entertaining friends.

The master bedroom is privately positioned at the front of the home and includes a walk-in robe and ensuite bathroom, providing a peaceful retreat. Both minor bedrooms are generously sized, each fitted with built-in robes and serviced by the main bathroom with a separate bath and shower.

Outside, enjoy a fully enclosed backyard with a paved patio entertaining area fitted with blinds - a great spot to unwind with a cuppa or host weekend BBQs. The easy-care gardens offer enough greenery to enjoy without demanding too much upkeep, leaving

TYPE: For Sale

INTERNET ID: 300P186358

SALE DETAILS

From \$610,000

CONTACT DETAILS

Bunbury
11 Stirling Street
Bunbury, WA

Bec Slade
0417 921 524

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.

you more time for the things you love.

Additional features include:

- 1.5kW* solar system to help reduce energy costs
- Instantaneous hot water system
- Single carport under the main roof with direct access to the patio
- Storage room accessible from the patio
- Large 4m x 2.5m* garden shed plus additional tool shed
- Built in 1999 on a 551m² block in a quiet street close to town

Perfectly positioned just moments from Capel's town centre, schools, shops, and parks, this home combines the comfort of modern living with the peace and quiet of small-town charm.

Whether you're entering the market, scaling down, or adding to your portfolio - this property is one you'll want to see.

Bec Slade ☎ 0417 921 524 "I work, live and breathe the lifestyle that I sell"

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 Schools, Close to Shops

- Land Area 551.00 square metres
- Building Area: 105.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Single carport
- Ensuite





