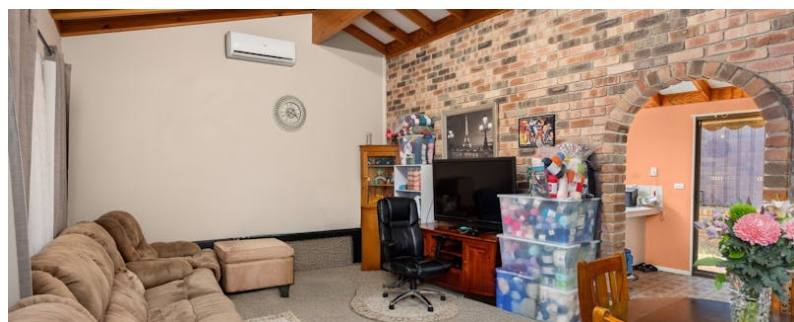




8A College Row, SOUTH BUNBURY, WA 6230

GUIDING \$500,000's

HOT HOT HOT

Looking for an affordable home with potential? I mean, something you can move straight into and live in, not a problem at all, but with the potential to add value? Then, have I got the home for you!

8A College Row, South Bunbury, a duplex half sitting at the front of the block with the other behind! So complete privacy is yours.

This spacious three-bedroom, one-bathroom unit was built in 1983, when they were built to a standard, with quality! It boasts raked ceilings with a big feature beam running the length of the lounge room; the high ceilings add yet another dimension of space to the already spacious room.

The kitchen offers more than ample bench space, lots of cupboard storage, including a tall pantry, an electric stove, and the meals area opposite opens out to your rear courtyard.

TYPE: Auction

INTERNET ID: 300P186844

AUCTION DETAILS

6:30pm, Monday November 3rd, 2025

CONTACT DETAILS

Bunbury
11 Stirling Street
Bunbury, WA

Roslyn Ierace
0407 529 398

The master bedroom is enormous. It holds a king-size bed and boasts built-in robes, the second bedroom holds a queen-size bed with built-in robes, while the third is a generous single room, and has a built-in robe as well. The spacious bathroom is light and bright, with a bath and separate shower.

The current tenants are about to vacate, so if you're looking for a home, it's ready to go, or if you're chasing an investment property, this spacious unit will be popular with tenants, not only for its size, but it is conveniently located close to the beach, shops, and schools. Nothing is too far away.

But, you're going to have to be quick. It won't last, not in this market, and not in this price range!

Call exclusive agent and auctioneer Roslyn Ierace 0407 529 398.

Shire rates: \$2,481.23*

Water Rates: \$1,313.53*

- 3-bedroom 1-bathroom
- Front duplex half
- 1983 built
- 102 m² of living*
- Built-in wardrobes
- Air-conditioned
- Raked ceilings to the lounge room
- Single lock-up garage
- Close to schools, shops, and the beach

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 openn.com.au

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: Car Parking - Surface, Carpeted, Close to Schools, Close to Shops, Close to Transport

- Building Area: 102.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 1
- Single garage





