



## 53 Falcon Street, NARROGIN, WA 6312

### Classic Cottage in Convenient location

Classic weatherboard cottage appearance and contemporary interior.

Thoughtful renovations have added convenience to a classic. There is a modern kitchen with 'look and grab' open pantry shelving and plenty of space. A meals area with reverse cycle air conditioning now opens out to the living room. This has created a contemporary, 'easy flow' space. No more tip toeing out to the bathroom under the verandah, a large bathroom combined with laundry is located under the main roof of the house. There are three full size bedrooms all with high ceilings and with direct access from the hall way. A drop down staircase in one bedroom leads to a handy roof cavity storage area. The large alfresco area is a fantastic space for outdoor entertaining. Look at the small shed to one side and the water tank to the other. There is plenty of room to entertain, play, store or build that much needed shed.

There is 1011 square meters of land and the rear section of the block allows access from the lane behind. With the hard work already completed, you can settle in and add your personal touch.

Call Jeff on 0427425 689 for further information.

Other features: Close to Schools, Close to Shops, Heating, Toilet Facilities, Window Treatments

**TYPE:** For Sale

**INTERNET ID:** 300P191143

#### SALE DETAILS

**\$445,000**

#### CONTACT DETAILS

**Elders Real Estate**

41 Fairway Street  
NARROGIN, WA  
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**Jeff Douglas**

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- Land Area 1,011.00 square metre
- Bedrooms: 3
- Bathrooms: 1
- Single garage







