



## 10 Growden Street, MERREDIN, WA 6415

Calling First Home Buyers, Down-Sizers & Investors!

Positioned in a convenient Growden Street, Merredin location, this 3 bedroom, 1 bathroom transportable home sits on a generous 1057m<sup>2</sup> block, offering space, value and future potential - all at an attractive price point of \$180,000.

Ideally located close to the Merredin town centre and the Merredin Recreation Centre, this property delivers easy living with everyday amenities just moments away. Inside, the home features new flooring throughout, providing a fresh, modern foundation ready for your personal touch.

The functional floor plan includes three comfortable bedrooms and a well-appointed bathroom, while outside the blank canvas yard offers endless possibilities - whether you're dreaming of landscaping, entertaining areas, or future improvements.

Perfect for first home buyers, those looking to down-size, or investors seeking a well-located property on a large block, this is an opportunity that represents outstanding value.

Great buying at \$180,000 - inspect and imagine the possibilities.

**TYPE:** For Sale

**INTERNET ID:** 300P191391

**SALE DETAILS**

**\$180,000**

**CONTACT DETAILS**

**Elders Real Estate**  
74 Mitchell Street  
Merredin, WA  
08 9041 6500

**Steve Gregory**  
0429 874 874

Call Steve Gregory on 0429874874 today to arrange your viewing!

- Land Area 1,057.00 square metre
- Bedrooms: 3
- Bathrooms: 1



