



## 34 - 36 Roberts Street, YEALERING, WA 6372

### Country Living on a Double Block

Rare Double Block with Shed, Cool Room & Endless Potential â## Yealering WA

Set on a generous double block in the welcoming country town of Yealering, this property offers space, versatility, and outstanding potential for those seeking a relaxed rural lifestyle or a project with room to grow.

The 3-bedroom, 2-bathroom home provides a solid base with plenty of space to update, improve, or simply enjoy as is. Comfort is enhanced with a fireplace for the cooler months and air conditioning for year-round living.

A standout feature is the large powered shed, complete with a cool room and dedicated butchering area, making it ideal for home processors, or anyone needing ample workspace. Outside, an outdoor pizza oven creates the perfect setting for entertaining family and friends.

The property is well set up for self-sufficient living with two large rainwater tanks, solar panels and a ready-to-go chicken pen.

**TYPE:** For Sale

**INTERNET ID:** 300P191721

#### SALE DETAILS

**Offers from \$160,000**

#### CONTACT DETAILS

**Lake Grace**

Lot 192 & 194 Stubbs Street  
Lake Grace, WA  
08 9865 3500

**Lindsay Willock**

0407 209 992

Property features include:

Double block with loads of space

3 bedrooms, 2 bathrooms

Electric hot water system

Fireplace

Air conditioning

Solar panels

Outdoor pizza oven

Large shed with power

Cool room and butchering area

Two large rainwater tanks

Chicken pen already established

Excellent potential to add value

About Yealering

Yealering is a quiet and friendly Wheatbelt town located approximately 220km south-east of Perth. Known for its strong agricultural roots and relaxed country lifestyle, the town offers a close-knit community atmosphere.

Local amenities include, primary school, country pub, and a small local shop, making it a well-serviced town for its size. Surrounded by open farmland and natural landscapes, Yealering is ideal for those seeking space, simplicity, and a genuine country lifestyle.

- Bedrooms: 3
- Bathrooms: 2
- Car Parks: 4
- Single garage











