



## 19 Collins Street, WICKEPIN, WA 6370

### Affordable Opportunity in the Heart of Wickepin

When homes are priced this well, they open the door to multiple possibilities - whether you're a first home buyer looking to enter the market or an investor searching for strong potential returns.

Offered at just \$195,000, 19 Collins Street presents a fantastic opportunity to add value. With some thoughtful improvements, this property could be transformed into a neat and tidy rental. The Wickepin rental market remains tight, with limited properties available, creating the potential for solid rental returns.

Inside, the home welcomes you with a comfortable lounge area featuring a wood fire and reverse cycle air conditioning for year-round comfort. There are three bedrooms, along with a small enclosed patio area at the rear of the home, adding extra usable space.

Set on an 883sqm block, the yard is low-maintenance and practical, complete with multiple garage sheds and plenty of room for storage, vehicles or future improvements.

The property is being sold on an "as is" basis, presenting a genuine opportunity for buyers ready to roll up their sleeves and reap the rewards.

Now is your chance to break into the property market at an affordable price point - don't miss it.

**TYPE:** For Sale

**INTERNET ID:** 300P193131

**SALE DETAILS**

**\$195,000.00**

**CONTACT DETAILS**

**Narrogin Federal**  
46-48 Federal Street  
Narrogin, WA  
08 9885 9300

**Keith Guest**  
0408 946 130

- Land Area 883.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 4
- Single garage





