



8 Memorial Avenue, MUKINBUDIN, WA 6479

For Sale Large Block, Large Shed and Solid Family Home

Properties offering this combination of space and infrastructure are becoming increasingly difficult to find. Situated on a huge 1,247 m² corner block, this 4-bedroom home offers the ideal lifestyle for families, tradies or anyone wanting room to move.

Designed with multiple living areas, generous outdoor entertaining space and workshop and storage facilities.

Inside, the home features four bedrooms, three with built-in robes, an open plan kitchen and dining area, separate lounge room and a walk-in pantry providing excellent storage. A small sunroom offers the perfect place to relax with a morning coffee, while the separate games room creates additional space for children, guests, gym or entertaining.

With evaporative air conditioning together with reverse cycle air conditioning, the home is solid, functional and ready to move in.

Outside is where this property truly shines. The expansive paved outdoor entertaining area is ideal for BBQs, family gatherings and outdoor living. The fully reticulated gardens are established and easy to maintain, while the large corner block provides excellent access and plenty of room for vehicles, trailers and equipment.

A standout feature of the property is the impressive 14m x 8m powered and lockable

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TYPE: For Sale

INTERNET ID: 300P196746

SALE DETAILS

\$385,000

CONTACT DETAILS

Elders Real Estate

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Merredin, WA

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G.P. shed complete with roller doors, making it ideal for a workshop, storage or recreational vehicles. Additional improvements include a double carport, two rainwater tanks, electric hot water system and an 8 kVA generator.

This is a rare opportunity to secure a complete lifestyle package combining comfortable family living with practical infrastructure and exceptional space.

Property Features:

- 4 bedrooms (3 with built-in robes)
- Open plan kitchen and dining area
- Separate lounge room
- Walk-in pantry
- Separate games room
- Small sunroom
- Large paved outdoor entertaining area
- 14m x 8m powered and lockable G.P. shed with roller doors
- Double carport
- Evaporative air conditioning
- Reverse cycle air conditioning
- Fully reticulated gardens
- 8 kVA generator
- 2 rainwater tanks
- Electric hot water system
- Large 1,247 m2 corner block

Inspection by Appointment Only

Offers Over \$385,000.00

- Land Area 1,247.00 square metre
- Bedrooms: 4
- Bathrooms: 1



