



## FOR SALE

### PROPERTY SOLD BY KARL STOPIC

#### OPPORTUNITY KNOCKS – CENTRAL & CONVENIENT LOCATION!

If you are searching for a property that has loads of potential to add value, then look no further than this solid brick & tile 3 bedroom, 2 bathroom house, positioned on a 700sqm duplex potential block. Enjoy the convenience of living in this central Mandurah position with just a stroll to the Mandurah Forum Shopping Centre and within close proximity to the library, schools and nearby to bus stop & train station.

This home has plenty of space for the entire family with separate lounge, kitchen overlooking the dining and a family room addition. The master bedroom is positioned at the rear side of the home and there are two queen-sized minor bedrooms. The bathroom includes both shower and corner spa bath and toilet. There is a large laundry with an extra shower and separate toilet.

The kitchen has plenty of bench space and cupboards and has gas cooking, all overlooking the meals area and a large central family living area.

The private backyard has a gabled patio overlooking a below ground salt water pool. There's also plenty of space for the kids and pets to enjoy. There's also side access for parking more vehicles and parking for a caravan and boat.

Positioned conveniently close to the city centre, foreshore, bowling club, library, aquatic centre and the Mandurah Forum Shopping Centre. This solid renovator's home is in a fantastic location, with all facilities and transport nearby.

The property doubles as fantastic investment and has plenty of space to build a freestanding granny flat or studio that may be rented out separately providing you with more options and income.

For additional information or to arrange a private viewing call Karl Stopic on 0416 231 528.

Features & Accommodation include;

- 3 large bedrooms and living areas, with generous spaces throughout
- Central position walk to the Mandurah Forum and amenities

3 BED | 2 BATH | 0 CAR

#### PRICE:

Contact agent

#### OPEN FOR INSPECTION:

N/A



**Karl Stopic**

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