

49 BRITANNIA WAY CRAIGIE



# FOR SALE

## NEST OR INVEST!

Whether you're an investor looking for a rental or renovation project, or a homeowner seeking a spacious property to enhance over time, this space provides endless possibilities for the future. While the home could benefit from some updates to suit modern living, it offers a solid foundation and plenty of potential to personalise and make it your own!

Set on an elevated 820sqm block, the home features 3 decent-sized bedrooms, a renovated bathroom with a separate shower and large bathtub. The spacious living and dining areas provide plenty of room, while the generous outdoor space offers the possibility of creating an ideal area for entertaining or for kids to play.

The L-shaped lounge allows for flexible use of the space, whether you want to keep it as one large living area or divide it into distinct zones for relaxing, dining, or work. The kitchen, while functional, includes all the essential appliances and offers plenty of storage, with windows looking out to the backyard.

The 3 bedrooms each have built-in robes, and there's ample storage throughout the home, helping to keep things organized. A garage and separate garden shed provide extra space for storage and projects.

The property's location provides easy access to public transport, including bus stops on Whitford Avenue and Whitford Train Station less than 2 km away. Craigie Leisure Centre, Chadstone Park, and local shops are close by, and Whitford City and Lakeside Joondalup Shopping Centre are just a short drive away. For beach lovers, Whitfords Beach and Mullaloo Beach are nearby, along with Hillarys Boat Harbour and Ocean Reef Marina.

Families will appreciate the close proximity to great schools, including Craigie Heights Primary, Whitford Catholic Primary, Belridge Secondary College, and St Stephens School Duncraig.

With some updates and a bit of creativity, this property could be transformed into a wonderful home in a fantastic location – don't miss out on the chance to make it yours!

3 BED | 1 BATH | 2 CAR

### PRICE:

All Offers Considered

### OPEN FOR INSPECTION:

N/A



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