



# FOR SALE

## SPACIOUS FAMILY HAVEN ON 1,198SQM - RURAL CHARM AWAITS

Embrace the charm of rural Western Australia in this delightful three-bedroom home, perfectly positioned in the historic town of Eneabba. Nestled on a generous 1,198 square meter block, this property offers the perfect blend of country living and modern convenience, just 278 kilometers north of Perth.

This well-maintained family home provides comfortable living spaces with three bedrooms and a family bathroom. The property has been thoughtfully designed with modern comfort in mind, featuring air conditioning to keep you cool during those warm Western Australian summers.

The expansive outdoor space is a true highlight of this property. The fully fenced yard provides security and peace of mind, while sheds offer excellent storage solutions for all your tools and equipment. The generous land size presents endless possibilities for gardening enthusiasts, additional outdoor structures, or creating your own private oasis.

Located in the heart of Eneabba, this property allows you to experience the region's renowned natural beauty firsthand. The area is famous for its spectacular wildflower displays in spring, creating a breathtaking natural backdrop to your new lifestyle.

### Key Features:

- Three comfortable bedrooms
- Modern bathroom
- Air conditioning for year-round comfort
- Sheds for storage and workshops
- Fully fenced 1,198m<sup>2</sup> block
- Plenty of space for outdoor living and entertaining

The town of Eneabba offers a genuine country lifestyle while maintaining essential amenities. The property's location provides easy access to the Brand Highway, connecting you to Perth and the state's northern regions. The area's rich history, dating back to the first European visits in 1839, adds to its unique character and charm.

The region boasts several attractions and features that make it a special place to call home:

3 BED | 1 BATH | 0 CAR

PRICE:  
380,000

OPEN FOR INSPECTION:  
N/A



**John Ranieri**  
**0409507100**  
johnranieri@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)