



**SOLD**

## NEWISH BUILT HOME ON A LOW MAINTENANCE BLOCK - CENTRALLY LOCATED!

"Mr Renovation" Damien Ethell proudly presents 9 Durham Road, Aubin Grove!

An opportunity like this does not appear very often in Aubin Grove to purchase yourself a newish home like this one. The property is the most desirable in this price range on the market in 2025 located so close to shops, schools and public transport.

### THE PROPERTY

9 Durham Road, Aubin Grove features:

- 4 bedrooms
- 2 bathrooms
- 2 car garage
- Open plan kitchen, dining and living
- NEW kitchen appliances including gas appliances
- Trendy floor coverings including carpet in bedrooms and floor tiles throughout the living space
- Ducted heating and cooling
- Low maintenance front yard and backyard
- Secure backyard with patio area for entertaining
- Lawn for kids and pets to play
- Security System
- Built in 2023
- Vacant possession or ability to advertise for a tenant when unconditional

### THE LOCATION

- This location features:
- Close to shops and local schools
  - Close to public transport if needed
  - Close to Kwinana Freeway
  - Close to Aubin Grove Primary School
  - Close to Observatory Park

4 BED | 2 BATH | 2 CAR

PRICE:  
\$890,000

OPEN FOR INSPECTION:  
N/A



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