



2/3A Garvey Place, Bunbury

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## A Rare Opportunity on Garvey Place

Properties in Garvey Place are tightly held, and it's easy to see why. This beautifully presented 3-bedroom, 1-bathroom unit offers an exceptional lifestyle opportunity in one of Bunbury's most sought-after pockets.

Perfectly positioned in a quiet complex across from Garvey Park, a minute's drive from the Bunbury CBD and within walking distance to the award-winning Bunbury Primary School - it's a location that's both convenient and highly desirable.

### Features Include:

- Immaculately maintained exterior in a quiet complex
- Cul-de-sac location across from Garvey Park
- Open plan kitchen, living and dining area that seamlessly flows to a beautiful outdoor garden
- Reverse cycle air conditioning to the living area
- Master bedroom with large built-in robes and a ceiling fan
- Two additional bedrooms both contain built in robes and ceiling fans
- Spacious bathroom with large shower, bath, toilet and vanity
- Separate laundry with an additional toilet

### FOR SALE

Offers Over \$649,000

### AGENTS

Danielle Green

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### AGENCY

LJ Hooker Property South West WA  
(08) 9791 6880

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- The living area leads to the enclosed yard, where you will find a beautifully kept garden and small garden shed
- There is an additional paved courtyard, where you will find another storage room
- The lawns are set with automatic reticulation
- Solar panel unit system, to keep those electricity bills at a minimum
- Single carport
- Strata Fees approximately \$2,400 PA
- Water rates approximately \$1,300
- Shire rates approximately \$2,900

Whether you're looking to downsize, invest, or secure your first home, this residence stands out for its low-maintenance appeal and proximity to everything Bunbury has to offer. Opportunities like this rarely come to market, making this one not to be missed.

Contact exclusive Agent Danielle Green today on 0456 976 483 for more information!

Disclaimer —The images used are from a previous marketing campaign and may not be entirely accurate. Whilst every care has been taken in the preparation of this advertisement and the approximate outgoings, all information supplied by the seller and the sellers agent is provided in good faith. Prospective purchasers are encouraged to make their own enquiries to satisfy themselves on all pertinent matters. Images are for illustrative purposes.

## MORE DETAILS

Property ID	18ZKHND
Property Type	House
Land Area	250 m2
Including	Toilets (2)

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