



39 West Road, Capel

Stylish Modern Living with Potential - All Offers Presented by 4pm Thursday 12th Feb 2026

Positioned in a relaxed and well-kept Capel location, this quality brick and Colorbond home, situated on a generous 799m² block delivers an exceptional blend of comfort, lifestyle convenience and potential. Just a short commute (approximately 650 metres) to the Capel town centre, the property enjoys easy access to local shops, cafés, the IGA supermarket and Capel Primary School, making everyday living effortless.

The home welcomes you via a charming front verandah leading to a wide entrance with security screen doors. Polished concrete flooring flows throughout, offering a modern, low-maintenance finish. Designed for flexible living, the layout includes a separate second living area that can be utilised as a theatre room, formal dining space, or fifth bedroom in addition to the expansive open-plan kitchen, living and dining area.

The well-appointed kitchen features a 900mm gas cooktop with rangehood, soft-closing drawers and ample bench space, all overlooking the main living zone. A study nook or activity area is

4 2 3

FOR SALE

Offers Above \$835k. All Offers by 4pm 8.2.2026

AGENTS

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AGENCY

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conveniently positioned off the living space, ideal for working from home or children's homework.

Accommodation comprises four well-proportioned bedrooms, including a king-size master bedroom complemented by a stylish ensuite featuring a double shower. All minor bedrooms are fitted with built-in robes, providing excellent storage and functionality for families.

Indoor living seamlessly extends outdoors, with the main living area opening onto a paved, under-roof alfresco area that is private and perfect for entertaining. The low-maintenance backyard includes a brick barbeque, paved entertaining space with outdoor power points, and a small garden shed for additional storage.

Practical features continue with a secure garage offering a shopper's entrance into the laundry, plus a second garage access from the backyard. The property boasts large side access and an extended driveway suitable for a boat or caravan. Adding outstanding future potential, the absolute rear of the property has been separately fenced and gated, making it ideal for a second dwelling or large shed (subject to approvals).

Completing the package is the unbeatable lifestyle on offer. Capel's peaceful, low-traffic streets are highly regarded for their family-friendly appeal, while stunning beaches at Peppermint Grove and Geographe Bay are only around a 10-minute drive away. Situated midway between Bunbury and Busselton, the location also provides easy access to major regional services, employment hubs and entertainment within 20-30 minutes.

This versatile four-bedroom home offers modern comfort, space and future potential, all within a thriving South West community.

Call Anthony Panizza on 0404 346 126 to book in a private viewing!

MORE DETAILS

Property ID	19DDHND
Property Type	House
House Size	155 m2
Land Area	799 m2

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TOTAL: 153 m2
 1st floor: 153 m2
 EXCLUDED AREAS: GARAGE: 34 m2, COVERED PATIO: 34 m2, WALLS: 10 m2

Prepared For The Exclusive Use Of LJ Hooker Southwest, Sizes And Dimensions Are Approximate, Actual May Vary.

