



14 Mary Street, Collie




## Freshly updated, Stylish, and Ready to Enjoy.

This charming home blends modern renovations with classic character, offering a comfortable and beautifully refreshed place to call home.

From the moment you arrive, the home's distinctive architectural lines and elegant double wooden French doors make a lasting first impression. The facade exudes charm and character, drawing you in with its clean lines and welcoming presence. As you step onto the front porch, you're met with a sense of calm, a space perfectly designed for slowing down. It's an inviting spot to savour your morning coffee while the neighbourhood gently wakes, or to relax in the evening as the sun sets and the day winds to a peaceful close.

Inside, natural light fills the open plan living and kitchen area, where new wooden flooring and fresh blinds create a warm and contemporary feel. A standout feature is the beautifully detailed ceiling, showcasing an eye catching geometric pattern that adds character and visual interest to the living space, its textured design enhances this room's charm.

Air conditioning and a cosy wood fire ensure comfort all year round.

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### FOR SALE

Offers Over \$419,000

### AGENTS

Matt Blackford

0405 919 121

[Matt.Blackford@ljhsouthwest.com.au](mailto:Matt.Blackford@ljhsouthwest.com.au)

Melanie Shorter

0423 943 472

[Melanie.Shorter@ljhsouthwest.com.au](mailto:Melanie.Shorter@ljhsouthwest.com.au)

### AGENCY

LJ Hooker Property South West WA

(08) 9791 6880

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

The renovated kitchen is a standout feature, showcasing glossy cabinetry, striking black subway tile splashbacks, and plenty of bench and storage space, ideal for everyday cooking or entertaining. The refreshed bathroom is equally impressive, beautifully finished and tiled to the ceiling for a modern, high quality look.

The 2 main bedrooms are generously sized, and benefit from the home's crisp new interior & carpet. With the third bedroom still holding plenty of space to sleep one of the kids comfortably.

Set on a spacious 809m<sup>2</sup> block, the outdoors offers just as much appeal. The covered back patio provides a great spot for barbecues and outdoor dining, overlooking the large, low maintenance backyard, perfect for kids, pets, or future improvements. Side access adds further convenience.

Located in a quiet, well presented street close to schools, shops, and parks.

Whether you're a first home buyer, investor, or downsizer seeking comfort without compromise, this beautifully updated property offers outstanding value and appeal, don't miss your chance to secure this charming Collie home.

#### Property Features

- Beautifully refreshed 3 bedroom, 1 bathroom home
- Freshly painted throughout
- Bathroom tiled to the ceiling with modern finishes
- New blinds and updated interior throughout
- Charming double wooden French doors opening to the front porch

Disclaimer: whilst every care has been taken in the preparation of this advertisement and the approximate outgoings, all information supplied by the seller and the seller's 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	1944HND
Property Type	House
Land Area	809 m2
Including	Air Conditioning Toilets (1) Fully Fenced

#### Matt Blackford 0405 919 121

Sales Consultant â€” Collie | [Matt.Blackford@ljhsouthwest.com.au](mailto:Matt.Blackford@ljhsouthwest.com.au)

#### Melanie Shorter 0423 943 472

Sales Assistant to Matt Blackford |  
[Melanie.Shorter@ljhsouthwest.com.au](mailto:Melanie.Shorter@ljhsouthwest.com.au)

#### LJ Hooker Property South West WA (08) 9791 6880

130 Victoria Street, BUNBURY WA 6230  
[southwestwa.ljhooker.com.au](http://southwestwa.ljhooker.com.au) | [bunbury@ljhsouthwest.com.au](mailto:bunbury@ljhsouthwest.com.au)

