

## Collie, 20 Spicer Street

Collie Home on the Hill

4 2 2

### For Sale

Offers Over \$559,000

### View

[ljhooker.com.au/16RWHND](http://ljhooker.com.au/16RWHND)

### Contact

**Rachel Ned MacLeod-Paterson**

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This charming family home is located in a highly sought-after area.

Nestled in a quiet cul-de-sac, it boasts stunning views of the Collie Valley and is just minutes from schools, the hospital, and the town centre.

The home features 4 bedrooms and 2 bathrooms, including a second bathroom with a relaxing spa bath.

The master suite boasts a walk-in robe and ensuite, with a glass sliding door leading directly to the secret garden, an ideal spot for enjoying your morning coffee.

A striking entrance with a large feature mirror sets the tone for the rest of the home. Inside, multiple living areas-including separate dining, living, and family rooms-provide plenty of space to entertain and grow as a family. The home also offers ample built-in storage and a super-sized laundry for added convenience.



**Disclaimer:** All information contained therein is gathered from relevant third parties sources.

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Functional kitchen with a window overlooking the backyard, letting lovely natural light into the home.

Comfort is ensured year-round with ducted evaporative air conditioning for summer and a Jarrahdale wood heater to keep you cosy during the winter months.

The fully enclosed backyard features a sunken entertaining area and a spacious patio that wraps around the rear and side of the home, perfect for alfresco dining and relaxation. The gardens and lawns are fully reticulated, making maintenance a breeze.

For parking and storage, the property includes a double lock-up garage with remote access and a PA door that leads directly to the front door. The rear gate entry and security lighting provide added convenience and safety. Additionally, a covered carport at the front is ideal for a caravan.

The property also includes three small sheds. One is fully lined, insulated, and equipped with power and lighting, making it an excellent craft or art room, while the others offer endless storage possibilities.

This home perfectly combines charm, functionality, and practicality in a prime location, making it an ideal choice for families or those seeking a peaceful lifestyle.

Register your interest to view the property with Ned on Propps

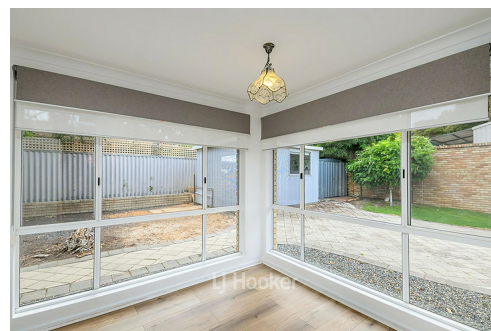
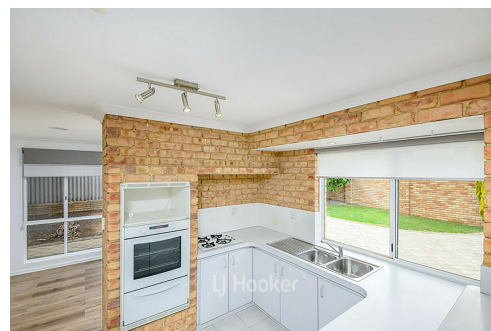
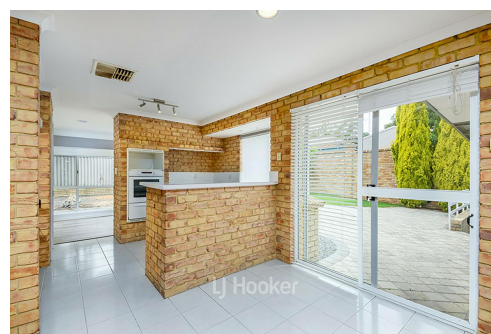
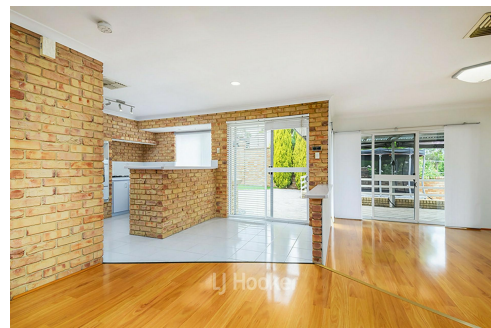
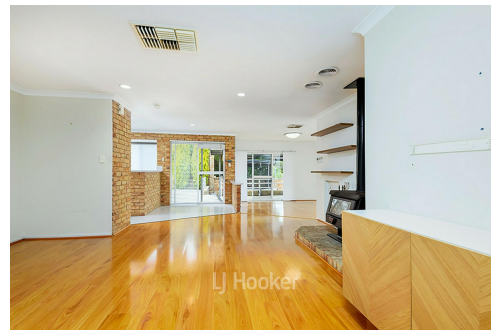
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## More About this Property

Property ID	16RWHND
Property Type	House
House Size	199 m2
Land Area	858 m2
Including	Toilets (2)

**Rachel Ned MacLeod-Paterson 0488 556 452**  
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