



94 Wallsend Street, Collie

## Collie Character Home on Large Corner Block

Charming 3x1 character home on spacious corner block, perfect for families and first home buyers!

Situated on a generous 950m<sup>2</sup> corner block in the heart of Collie, this charming 3 bedroom, 1 bathroom home blends character with modern comforts, making it an ideal choice for families and those looking for their first home.

### Property Highlights:

- " Spacious Corner Block (950m<sup>2</sup>) Ample room for outdoor living, gardens, and potential future extensions.
- " 3 Bedrooms, 1 Bathroom —Perfectly sized for family living.
- " Semi-Modern Kitchen —Featuring large drawers, a dishwasher, a gas cooktop and lots of bench space
- " Wood Fire —Cozy up in the living area during winter with the inviting wood fire.
- " Solar Panels —Help reduce your energy costs while contributing to a greener lifestyle.

3 1 0

### FOR SALE

Offers over \$469,000

### AGENTS

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### AGENCY

LJ Hooker Property South West WA  
(08) 9791 6880

All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



- " Patio Across the Back —Ideal for entertaining or relaxing in your private outdoor space.
- " Side Access —Access to the backyard for additional parking, storage, or room for the boat and lots more
- Almost 100% Colorbond Fencing —Privacy and security for your family.
- " Double Roller Door Brick Shed —Perfect for storing tools, vehicles, or other belongings.
- " 2 x Split System Air-Conditioners —Stay comfortable all year round, one in the living area and one in the back bedroom
- " Ceiling Rose with Chandelier in Lounge Room —A touch of elegance in the heart of the home.
- " Bathroom —fully tiled to the ceiling with walk in shower  
Location:
  - Close to the BMX track for the active family.
  - Collie has both primary and secondary schools.
  - Collie offers a variety of sporting facilities, parks, shops, and much more for all your lifestyle needs.

This home provides the perfect blend of character, space, and modern living. With room to grow, a fantastic location, and great features, it won't last long.

Please register on Propps : <https://prop.ps/l/9OhuUQYv5WDu>

Don't miss out! Call today to arrange a viewing and see for yourself what this wonderful home has to offer.

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 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	17BSHND
Property Type	House
House Size	101 m2
Land Area	950 m2
Including	Toilets (1)

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

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