



B/4 McKinley Street, Collie

Simple, Smart & Central

Welcome to 4B McKinley Street, Collie - a neat and low-maintenance unit offering comfort, convenience and outstanding value. Whether you're an investor seeking a solid addition to your portfolio, a downsizer looking for easy-care living, or a first home buyer ready to step into the market, this property presents a fantastic opportunity.




Inside, you'll find three well-sized bedrooms and a light-filled lounge and dining area, complete with reverse cycle air conditioning to ensure comfort throughout the seasons. The practical layout is functional and inviting, providing relaxed everyday living with minimal upkeep.

The beautifully maintained rear yard offers a private outdoor space to unwind, perfect for those wanting outdoor enjoyment without the maintenance of a large block.

Positioned in close proximity to the Collie town centre, schools and local amenities, this unit combines lifestyle and location in one appealing package.

WHY BUY ME:

- Functional kitchen complete with pantry space, free standing gas stove and lino flooring
- Spacious open plan lounge and dining area with reverse cycle air-

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FOR SALE
\$379,000

AGENTS

Mitch Davidson
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Emily Chappell
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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.

 **LJ Hooker**

- conditioning and carpet underfoot
- Laundry with single wash trough
- King size master suite with built in robe and carpet underfoot
- Two generous sized minor bedrooms with carpet underfoot
- Main bathroom with vanity and shower
- Electric hot water system
- Security screens
- Garden shed

Affordable, low-maintenance and move-in ready, 4B McKinley Street is a smart choice for a wide range of buyers. Arrange your private viewing today with Mitch on 0408 910 337 or Emily on 0447 340 344.

Land Rates: Approx - \$1,838.50 p.a
 Water Rates: Approx - \$1,603.19 p.a
 Block Size: 472m²
 Zoning: R15
 Year Built: 1982

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	19V4HND
Property Type	Unit
House Size	111 m ²
Land Area	465 m ²

Mitch Davidson 0408 910 337

Licensed Sales Agent / Branch Manager - Collie |
 mitch.davidson@ljhsouthwest.com.au

Emily Chappell 0447 340 344

Buyers Representative for Mitch Davidson & Collie |
 Emily.chappell@ljhsouthwest.com.au

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