



Eaton, 11 Sindhi Close

Secure Income + Capital Growth: 808sqm Elevated Family Retreat!

With a solid tenancy in place until July 2028 returning \$700 per week, this beautifully maintained 4-bedroom family home presents a secure, high-yield investment in a high-demand area. Situated on an elevated 808sqm block in a quiet cul-de-sac, it offers excellent long-term rental appeal and low ongoing maintenance, making it a turnkey addition to any investment portfolio.

Set on a sprawling 808sqm block, the home seamlessly blends indoor and outdoor living, with multiple living zones, spacious bedrooms, and easy-care gardens perfect for play, gatherings, or quiet afternoons in the sun. Just moments from schools, Eaton Fair Shopping Centre, cafés, parklands, and leisure facilities, this is more than just a home - it's a lifestyle opportunity where every day feels just a little more special.

FEATURES:



Disclaimer: 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.



For Sale
From \$719,000

View
ljhooker.com.au/17T0HND

Contact
James O'Neill
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Milan Kokir
0403 597 101
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LJ Hooker Property South West WA
(08) 9791 6880

- Open plan living
- Large kitchen with shoppers entrance
- High ceilings
- Wood fire
- Separate Front Lounge
- Games/media room
- Master bedroom with large walk-in robe & ensuite with corner spa bath
- New flooring
- Fresh paint
- Good sized covered patio
- Large garden shed
- Double garage with rear access
- Well-maintained easy-care gardens

NEARBY:

- Approximately 400m to Glen Huon Primary School*
- Approximately 1.5km to Eaton Fair*
- Approximately 2km to Eaton Community College*

Currently tenanted until 23/7/2028 at \$700 per week

Council Rates: \$2635.90*

Water Rates: \$1,564.13*

Approximate only *

Contact James O'Neill on 0451 309 029 or Milan Kokir on 0403 597 101 today to schedule your private viewing and make this house your home sweet home!

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 About this Property

Property ID	17T0HND
Property Type	House
Land Area	808 m2
Including	Toilets (2)

James O'Neill 0451 309 029

Sales Consultant | james.oneill@ljhsouthwest.com.au

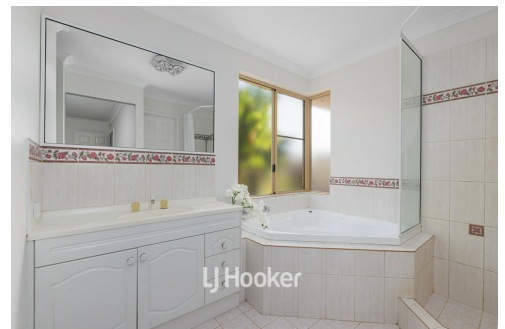
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