

Eaton, 31 Cudliss Street

Value-Packed Home with Outdoor Possibilities

Are you looking for a solid home with room to add your personal touch? This 3-bedroom, 1-bathroom brown brick beauty in the heart of Eaton offers a fantastic opportunity for first home buyers, renovators, or the savvy investors.

Positioned on a generous sized block, the home features a practical floor plan with a light-filled sunken front living area, functional kitchen, and spacious bedrooms. While the interior offers comfort and charm, it's the outside where your vision can truly shine - the gardens are ready for a green thumb to bring them back to life!

Located within close proximity to the popular Eaton Fair Shopping Centre, local schools, parks, and general amenities of the area, this property blends convenience with potential.

Whether you're looking to move in, renovate, or rent out, this home is the perfect blank canvas waiting for its next chapter.



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
Please Call _____

View
ljhooker.com.au/17XXHND

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

Situated on 1,022m2 features to this property include:

- 3 bedrooms, 1 bathroom with large shower
- Sunken front lounge with wood fire heating and reverse cycle split system for all year-round comfort
- Functional kitchen with ample bench and cupboard space, rangehood and a dishwasher recess available
- Semi open front lounge and dining leading into the kitchen
- Activity/playroom just off the dining area through a barn-style sliding hallway door
- Ducted evaporative air conditioning throughout
- Solar hot water system
- Patio area for entertaining
- Large backyard for the children and pets to roam and enjoy
- Good size powered workshop with side access available
- U-Shaped front bitumen driveway offering smooth entry and exit to the property
- Potential to earn approximately \$580 per week in rental return

For more information call or text Katie Ryan on 0458 458 565 and book your private viewing today!

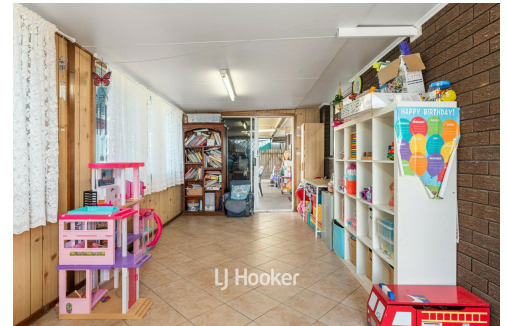
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More About this Property

Property ID	17XXHND
Property Type	House
Land Area	1022 m2

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