

Golden Grove, 12 Wheel Court

Great Home, Great Location, Great Opportunity!

Auction Location: Onsite

Auction: Onsite, Saturday the 20th of January 2024 at 11:00am

If you have been searching for a family home with multiple living spaces and a country view while residing in the suburbs, your search ends here! Grab your calendar and make sure not to miss out on this opportunity.

Features you'll love:

- *Three generous bedrooms, master with ensuite & walk-in robe
- *Balcony accessible from the master bedroom
- *Ceiling fans in master bedroom and second living area
- *Flexible floor plan with multiple light-filled living spaces



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

Auction (\$690,000)

View

ljhooker.com.au/29QZGJU

Contact

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(08) 8289 6660**

- *Gorgeous views of Cobble Creek throughout the home
- *Reverse cycle heating and cooling throughout for year-round comfort
- *Split system heating/cooling in the main living area
- *Spacious kitchen with breakfast bar and ample storage
- *Peace of mind living with roller shutters fitted throughout the property
- *Large double garage with automatic roller doors
- *Additional storage under the property
- *Paved verandah area ideal for taking in the afternoon sun or enjoying the family BBQ

Perfectly positioned in arguably one of the most premier sections of Golden Grove, surrounded by other quality homes and the gorgeous Cobble Creek Reserve with all the lovely walking trails on offer. It's within walking distance to Golden Fields Reserve, public transport, local schools (both public & private), The Grove Shopping Centre, and several local sporting clubs. You will love calling this location home!

A simplistic, family-friendly lifestyle awaits the lucky purchaser! Don't let this become another missed opportunity, enquire with Ryan Graham today.

All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at either of our two LJ Hooker Property Specialists Real Estate offices for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.

RLA 208516



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More About this Property

Property ID	29QZGJU
Property Type	House
House Size	150 m ²
Land Area	239 m ²
Including	Air Conditioning Balcony Outdoor Entertaining Built-in-Robes Secure Parking Remote Garage

Ryan Graham

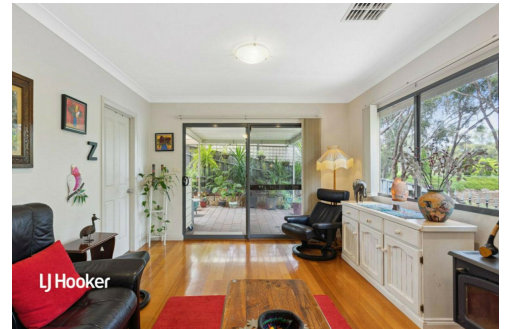
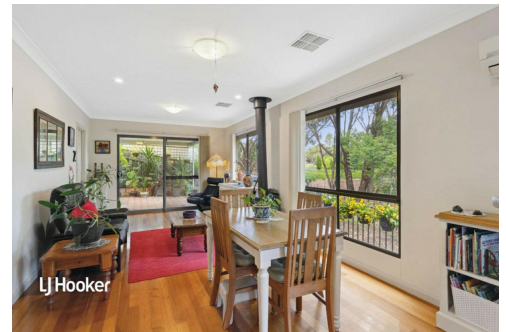
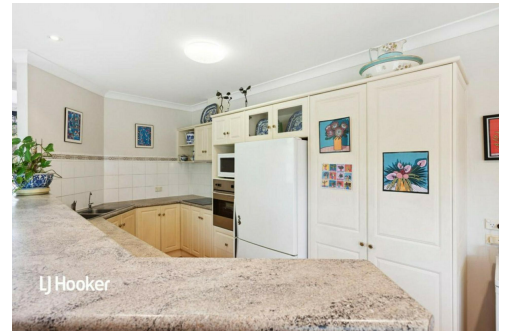
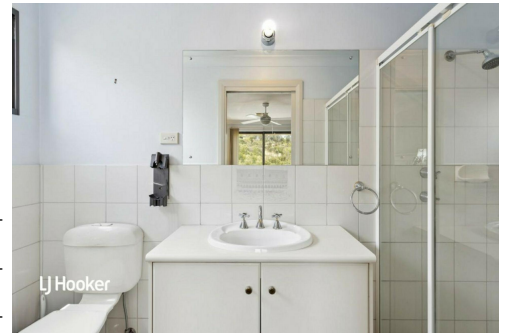
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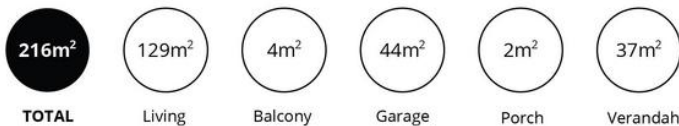


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LOWER LEVEL



Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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