



5/44 Castlereagh Vista, Millbridge

Step Into Effortless Living in Millbridge




Positioned in the welcoming community of Millbridge, this delightful 3-bedroom home presents an outstanding opportunity for first-home buyers, downsizers, or savvy investors looking to secure a quality property in a sought-after location. Set on a low-maintenance block, the home perfectly blends modern comfort with timeless charm, offering a move-in-ready lifestyle with plenty of potential to make it your own.

Step inside to discover a thoughtfully designed layout featuring neutral tones throughout, creating a light, bright, and inviting atmosphere. The open plan living area flows seamlessly to the outdoor alfresco, making it ideal for both everyday living and entertaining, while the easy-care block ensures you can enjoy more and worry less.

This is a fantastic opportunity to secure a well-presented home in a family-friendly location, don't miss your chance to make it yours.

Features Include:

- Low-maintenance block
- Neutral tones throughout
- Modern timber-look flooring

3  2  2 

FOR SALE
From \$649,000

VIEW
Sat 25th Apr @ 11:00AM - 11:30AM

AGENTS
James O'Neill
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james.oneill@ljhsouthwest.com.au

Milan Kokir
0403 597 101
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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**

- A spacious layout filled with natural light
- Well-appointed kitchen with breakfast bar, stainless steel appliances & pantry
- Open plan living area with split system air conditioning
- Main bedroom with ensuite and walk-in robe
- Minor bedrooms complete with built-in robes
- Stylish sheer curtains throughout
- Double lock-up garage with shopper's entrance and additional storage
- Outdoor alfresco entertaining area
- 2km to Treendale Shopping Centre and Home & Lifestyle Centre*
- 3.8km to Eaton Fair Shopping Centre*

Current rental appraisal \$640 to \$670 per week*

Council Rates: \$2381.00*

Water Rates: \$1,603.19*

Strata Fees: \$2,202.20*

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 DETAILS

Property ID	1A9GHND
Property Type	House
Land Area	238 m2

James O'Neill 0451 309 029

Licensed Sales Agent â€“ Bunbury |

james.oneill@ljhsouthwest.com.au

Milan Kokir 0403 597 101

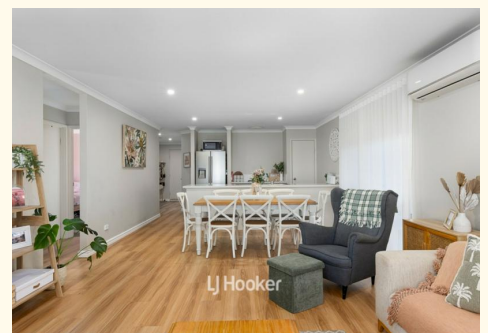
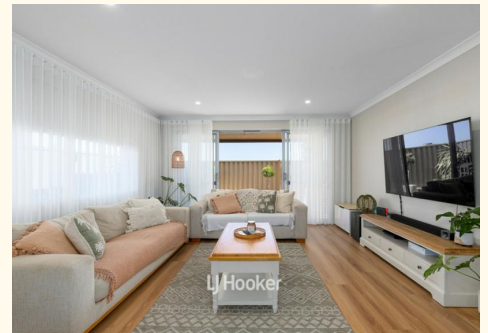
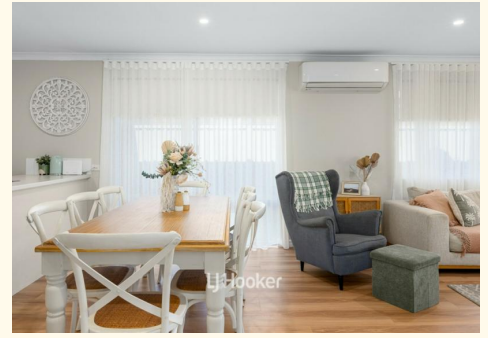
Associate to James O'Neill â€“ Bunbury |

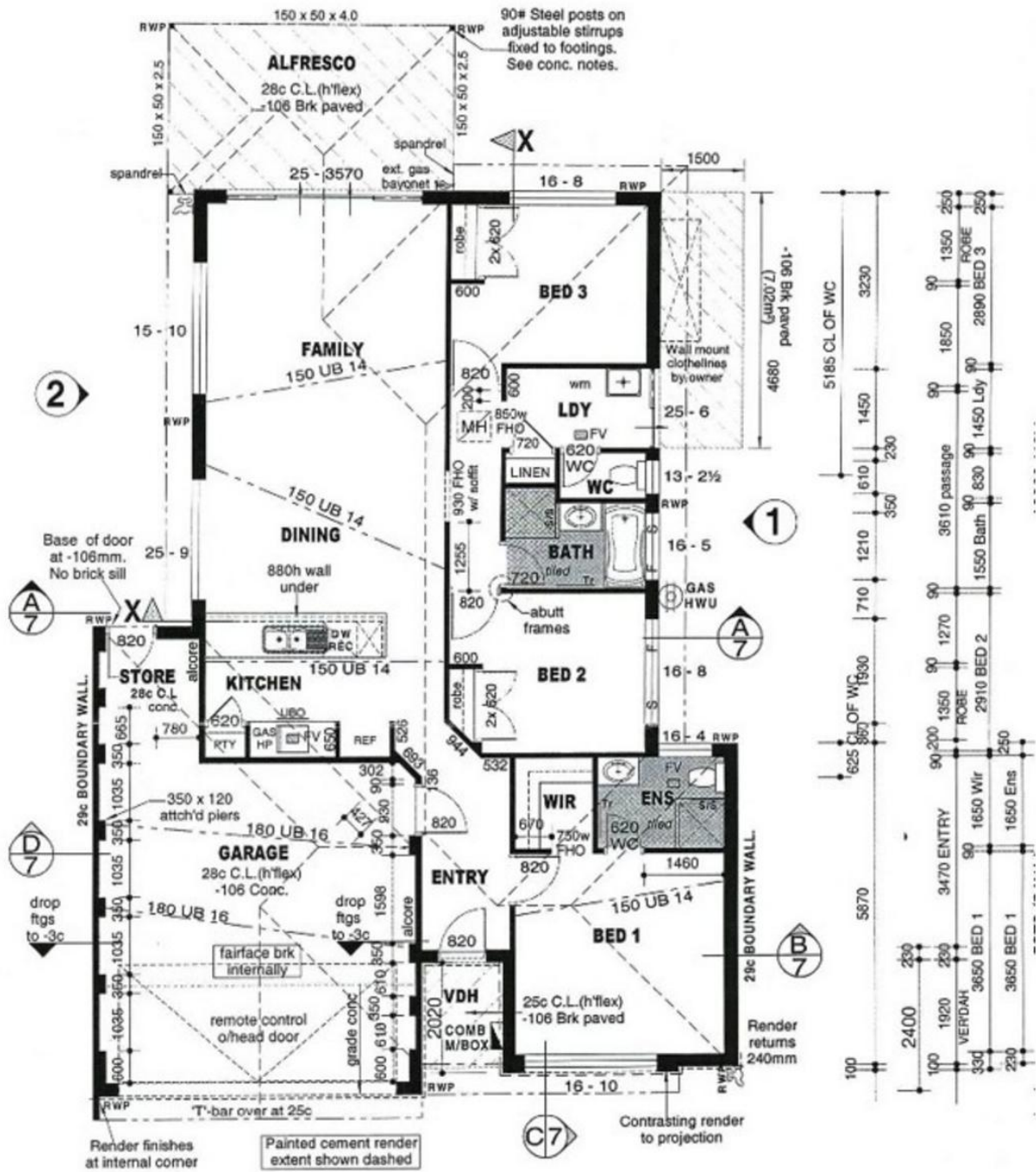
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