

## South Bunbury, 4/91 Clarke Street

### Low-Maintenance Living in South Bunbury

Tucked away at the rear of a quiet complex, this beautifully presented 3-bedroom, 1-bathroom unit offers a light-filled open-plan layout, low-maintenance gardens, and a private patio, ideal for relaxed coastal living. Enjoy the convenience of being just moments from Big Swamp Park, Hands Oval, public transport, local shops, and only 1.5km from the beach. Whether you're downsizing, investing, or buying your first home, this is a fantastic lifestyle opportunity in one of Bunbury's most sought-after suburbs.

#### FEATURES:

- 3 bedrooms & 1 semi-ensuite bathroom
- 2 separate living areas
- Vinyl plank flooring
- Reverse cycle split system air-conditioning
- Ceiling fan to front living
- Low maintenance gardens



**For Sale**  
From \$499,000

**View**  
By Appointment

**Contact**  
**James O'Neill**  
0451 309 029  
james.oneill@ljhsouthwest.com.au

**Milan Kokir**  
0403 597 101  
milan.kokir@ljhsouthwest.com.au



**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.

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

- Lock up Garage
- Rear unit in a quiet complex
- 250m to Bunbury Medical Centre\*
- Less than 300m to Hands Oval\*
- Less than 400m to Big Swamp Park\*
- Less than 1.5km to Plaza Shopping Centre\*
- Approx. 1.5km to Beach\*

**Rates:**

Council Rates: \$2438.00\*

Water Rates: \$1,313.53\*

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

<b>Property ID</b>	187MHND
<b>Property Type</b>	House
<b>Land Area</b>	263 m2

**James O'Neill 0451 309 029**

Licensed Sales Agent | james.oneill@ljhsouthwest.com.au

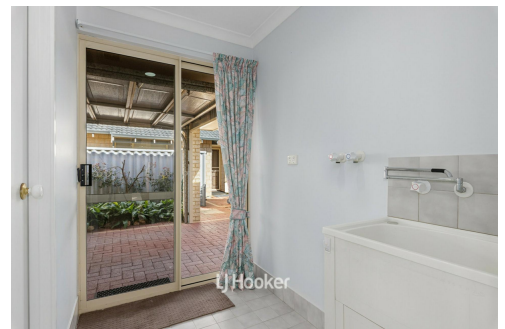
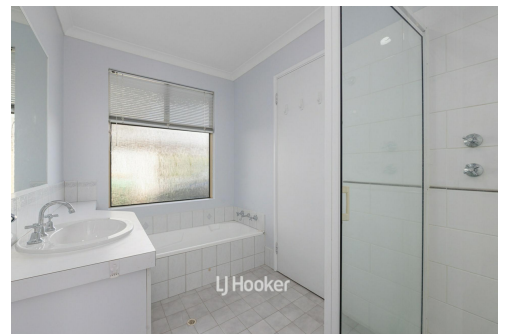
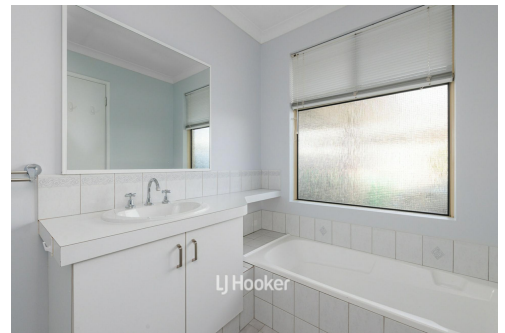
**Milan Kokir 0403 597 101**

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