

10/23 Susan Street, St Agnes

Space, Comfort & Easy-Care Living

Offering an appealing combination of space, comfort and low-maintenance living, this generously proportioned three-bedroom villa-style home is an ideal choice for first home buyers, downsizers or savvy investors alike. Built in 2012 and occupying one of the larger allotments within the complex, the home stands out for its generous outdoor space and practical layout.

At the heart of the home is a light and inviting open-plan living and dining area, complemented by a modern kitchen designed for everyday ease. Three spacious bedrooms provide comfortable accommodation, while the generously sized rear yard offers plenty of space to relax, entertain or simply enjoy the outdoors. Adding genuine versatility, the gated side access from Susan St provides valuable access for a campervan or trailer - a feature rarely found in this style of property. With 2.7m ceilings throughout, ducted evaporative air-conditioning and a gas wall heater, year-round comfort is assured.

Features you will love:

- Three well-appointed bedrooms, with the master featuring a walk-in robe and ceiling fans to all bedrooms
- Light-filled open-plan living and dining, perfect for everyday living

3 1 1

FOR SALE

Please Call

AGENTS

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AGENCY

LJ Hooker Property Specialists
(08) 8289 6660

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.



- and entertaining
- Stylish modern kitchen with gas cooktop, electric oven, dishwasher and plenty of storage
- Convenient two-way bathroom with separate toilet
- Ducted evaporative air-conditioning and gas wall heater for year-round comfort
- Gated side access from Susan St, ideal for campervans, trailers or additional vehicle access
- Generous rear yard with a paved area, perfect for relaxing or entertaining outdoors
- Impressive 2.7m ceilings throughout
- Secure single automatic panel-lift garage

Positioned for everyday convenience, you'll be within easy walking distance of St Agnes Shopping Centre, along with a range of public transport routes, making shopping, commuting and connecting with the wider community effortless. Whether you're taking your first step onto the property ladder, seeking an easier lifestyle or looking for a solid investment, this is a home that offers plenty to love.

Please note this property is on a Primary Community Title.

Primary Community fees:

\$325.90 (approx.) per quarter (admin: \$217.25 per quarter and sinking: \$108.65 per quarter)

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 our LJ Hooker Property Specialists Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.
RLA 208516

MORE DETAILS

Property ID	2DWRGJU
Property Type	House
House Size	116 m2
Including	Evaporative Cooling Courtyard Outdoor Entertaining Built-in-Robes Fully Fenced Remote Garage

Carla Doecke 0456 830 122

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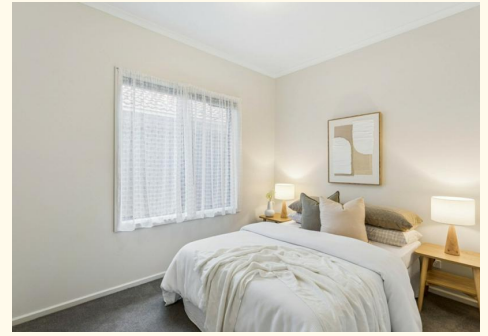
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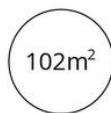
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TOTAL



Living



Garage

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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