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**SOLD**

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## West Busselton, 9 Donnelly Street

Charming Family Home at 9 Donnelly Court, West Busselton



**For Sale**  
Offers From \$785,000

**View**  
[ljhooker.com.au/17A8HND](http://ljhooker.com.au/17A8HND)

**Contact**  
**Karen Kemp**  
0417 178 098  
[karen.kemp@ljhsouthwest.com.au](mailto:karen.kemp@ljhsouthwest.com.au)

### Property Features:

- \*Garage: Electric Roller Door for easy access
- \*Hot Water System: Solar Hot Water with booster for energy efficiency
- \*Gas & Cooking: Bottled Gas with a Gas Cooktop and Electric Wall Oven/Grill
- \*Kitchen: Microwave recess, Fridge recess, and a spacious built-in pantry. The kitchen offers ample storage with plenty of drawers and cupboards for all your needs.

### Master Bedroom:

- \*Ceiling fan for year-round comfort
- \*Ensuite with heat lamps for added warmth
- \*Walk-in wardrobe providing generous space

### Living Areas:

- \*Central Lounge and Dining area perfect for family living
- \*Woodfire Place to create a cozy atmosphere



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

**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.

\*Reverse cycle air conditioning for year-round comfort

\*Stately sunken lounge/living area ideal for relaxation

\*Built-in bar with feature stack stone

\*Jarrah floorboards throughout adding warmth and style

Minor Bathroom:

\*Bath for relaxation

\*Single vanity

\*Heat lamps for added convenience

Minor Bedrooms:

\*Two bedrooms with built-in wardrobes

Additional Features:

\*Built by Bill Eades, approximately 30 years old

\*Security sliding door for added peace of mind

\*Front side decked alfresco area, ideal for outdoor entertaining

\*Drop blinds for privacy and comfort

Nearby Schools:

\*West Busselton Primary School: Approximately 1.8 km away, this primary school serves the local community.

\*St Mary MacKillop College: A well-regarded institution offering education from kindergarten through to Year 12.

\*Geographe Primary School: Another nearby primary school catering to the educational needs of the area.

\*Geographe Education Support Centre: Provides specialized education services to students requiring additional support.

\*Cornerstone Christian College: An independent Christian school offering education from kindergarten to Year 12.

Proximity to Busselton Town Centre:

The Busselton town center is approximately 5 km from 9 Donnelly Court, offering convenient access to a variety of shops, restaurants, and recreational facilities.

This location provides a harmonious blend of suburban tranquility and proximity to urban conveniences, making it an ideal choice for families seeking a balanced lifestyle.

Don't Miss Out! Call Karen Kemp Today on —0417 178 098

## More About this Property

<b>Property ID</b>	17A8HND
<b>Property Type</b>	House
<b>Land Area</b>	707 m2

**Karen Kemp 0417 178 098**

Sales Consultant - Busselton | karen.kemp@ljhsouthwest.com.au

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