



8b Esperia Close, West Busselton

Coastal Living Made Easy

- ****CURRENTLY RENTED AT \$600 PER WEEK WITH AN INCREASE AS AT 01/05/2026 TO \$680 PER WEEK AND CURRENT LEASE EXPIRES 25/02/2027*****

Perfectly positioned just a short drive to central CBD and local shops, this well-located home offers relaxed living with everyday convenience.

Featuring an open-plan kitchen, dining, and living area, the home is light-filled and functional. With three bedrooms, a central bathroom, and a generous backyard, it's ideal for first home buyers, downsizers, or investors.

Key Features:

- 3 bedrooms, 2 bathroom
- Open-plan living
- Spacious backyard
- Walk to shops
- Close to schools

A fantastic opportunity to secure an affordable coastal lifestyle.

3 2 2

FOR SALE

Offers From \$850,000

AGENTS

Karen Kemp
0417 178 098
karen.kemp@ljhsouthwest.com.au

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.



Contact Karen Kemp on 0417 178 098.

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 seller's 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	1A1THND
Property Type	Unit
House Size	132 m2
Land Area	690 m2

Karen Kemp 0417 178 098

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

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