

**106 Widgee Road, Noranda, WA 6062**



**House For Sale**

Wednesday, 24 April 2024

106 Widgee Road, Noranda, WA 6062

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 5**

**Type: House**



Nigel Ross  
0892753825

**From \$599,000**

This impeccably-presented 3 bedroom 2 bathroom residence not only benefits from street frontage, but also occupies a terrific location close to everything you could ever want or need. A carpeted and light-filled front lounge room off the entry warmly welcomes you inside and precedes the tiled open-plan dining and kitchen area - playing host to a gas-upright cooker. Doubling personal living options is a huge central family room that can be set up any which way you like and seamlessly extends outdoors to a massive pitched outdoor patio-entertaining area, neighboured by an elevated garden bed. Back inside, the main bathroom is spacious and well-maintained, whilst an intimate ensuite bathroom (with a shower and vanity) can be found off the master-bedroom suite - also boasting built-in wardrobes. Walk to bus stops, Camboon Primary School, Morley Senior High School, a plethora of picturesque local parklands, community sporting facilities, Noranda Shopping Centre and even medical amenities from here, with major arterial roads (including Reid Highway), the Galleria Shopping Centre in neighbouring Morley and future train stations all nestled only minutes away in their own right, further enhancing this property's magnificent convenience. The potential to add your own modern touches throughout should not be underestimated, here. Contact Nigel Ross today to find out more and to register your interest in this gem of a home today! Features include, but are not limited to:

- 3 bedrooms, 2 bathrooms, 1 toilet
- Solid brick-and-tile construction
- Patio/verandah entrance
- Front lounge room
- Separate kitchen and dining area
- Gas cooking
- Spacious second living/family room
- Bedroom ceiling fans
- Built-in robes
- Private master-ensuite bathroom
- Large tidy main bathroom
- Separate laundry with over-head storage and external access for drying
- Ducted air-conditioning
- Skirting boards
- Security doors and screens
- Instantaneous gas hot-water system
- Rear garden shed
- Low-maintenance gardens
- Single lock-up garage
- Extra paved front parking space
- Potential future rental income of \$650 per week
- An ideal first home, down-sizing option or investment property