

**123 Smirk Road, Baldivis, WA 6171**

ACTON

**belle**  
PROPERTY

**House For Sale**

Wednesday, 10 April 2024

**123 Smirk Road, Baldivis, WA 6171**

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 501 m2**

**Type: House**



Lee Murray  
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Paige Murray  
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## Offers Over \$639,000

Are you a first home buyer or an investor looking to add to your portfolio? Then look no further than this 4 bedroom, 2 bathroom home in The Ridge Estate positioned opposite Tuart Rise Primary School. Offering solar panels, split system air conditioning and a great outdoor entertaining area at the rear of the property, this home is set on a good size 501m<sup>2</sup> block. A large entryway greets you as you enter the home and has access to the double garage to the right, or the master bedroom on the left. This master bedroom is a great size with a walk-in robe and ensuite. Central to the home you'll find the light and bright open-plan kitchen, dining and family room adjacent to the theatre room. Positioned to the rear of the home, and separate from the living areas are the three minor bedrooms, laundry and family bathroom. These minor bedrooms are a good size with two offering built-in robes and one fitted with a walk-in robe. Heading outside from the family room, a good size alfresco is a great place to entertain friends and family, or there's also a decked patio to the rear of the property. Rental Appraisal: \$670 - \$670 per week Other features include: • Recently repainted throughout • 8 Solar panels, 2.8Kw inverter • Gas storage hot water system • Close to Ridge View Secondary College Built in 2010 this would make a great first home or investment property and will not last long. Get in quick and call Lee Murray on 0419 592 228 or Paige Murray on 0419 037 599 today to arrange your viewing. You are always welcome to contact Lee Murray or any of his team if you would like further information regarding this property or would like to organize a personal inspection outside of the home open. [www.belleproperty.com/terms-of-use](http://www.belleproperty.com/terms-of-use)