

19 Clint Way, Calista, WA 6167



Sold House

Tuesday, 28 November 2023

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Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 693 m²

Type: House



Michael Coulson
0894393832

\$440,000

Another Coulson&Co Pre Launch property UNDER OFFER by Michael Coulson with Coulson&Co's Pre Launch campaign selling strategy. Calista Cottage moments from Kwinana Golf Course. Don't miss your opportunity to view and secure Pre Launch it goes live on the Major Websites. Rare opportunity for first home buyers to secure a home in the no stamp duty buying range in a great location. CHECK OUT THE VIDEO WALKTHROUGH - Click 'video' button in 'Helpful Links' section. PRICE GUIDE : Early \$400,000s - Offers are expected in or above this range - ALL offers will be presented to the sellers for consideration. As we are experiencing an ultra competitive RISING market we recommend submitting your best and highest offer in or above the price guide for the Sellers consideration. RENTAL APPRAISAL | \$450-\$470 per week. Build year 1953 Block size 693 Current Status : Vacant possession at settlement. Character Calista cottage next to Kwinana golf course. A great family starter home or investment opportunity. FEATURES & FACTS : Jarrah boards Multiple living areas High ceilings Ducted evaporative air conditioning Neutral paintjob Renovated kitchen Renovated bathroom and laundry 3rd bedroom / Sleepout Deck to back of property Established gardens Side access to carport and workshop (asbestos) Right hand side fence is leaning* While all details listed are presumed to be correct at time of publishing buyers must perform their own due diligence. Tell me more about the benefits of Pre Launch campaigns for Buyers and Sellers : Are you in the market to buy? Send an email enquiry through on this listing and you will be added to Kwinana's most extensive buyer list, gaining exclusive access to Coulson&Co's Pre Launch Properties. As the number 1 selling agency in Kwinana, we have a greater number of buying opportunities to offer you. Looking to sell? Discover how we can sell your home in less than 30 minutes using our highly effective Pre Launch campaign. Benefits of our Pre Launch approach include: Minimal property preparation No home opens required Stress-free process Option to rent back while you search for your new home If your property is on a 300sqm or larger lot, does not require major renovations, and has the potential to achieve a rental yield of 5.7% - 6% (we will provide a precise calculation for you), we are eager to explore the opportunity of bringing you an offer within 7 days. Best of all, it will require less than 30 minutes of your time and absolutely no commitment or upfront costs.* While every effort has been made to ensure information is current and correct at the time of publication, buyers must conduct their own due diligence