

**2/23 Xavier Street, Carey Park, WA 6230**

**House For Sale**

Friday, 3 May 2024



2/23 Xavier Street, Carey Park, WA 6230

**Bedrooms: 3**

**Bathrooms: 2**

**Area: 500 m2**

**Type: House**



Greg Gardiner  
0418932277

## Offers Over \$425,000

A great opportunity for first home buyers/retirees to live in, or for the investor to take advantage of current rental demand in this sought after location...This immaculate villa is nestled on a battle axe block of 500m<sup>2</sup> & offers privacy to the occupier, but close to sports/recreation/shopping/schools & not too far from Bunbury CBD.Features includes two living areas and three bedrooms, main with air conditioning & ensuite. Second bedroom with semi ensuite. Separate lounge area, open plan living area with with air conditioning. Gourmet kitchen/meals & family room spills onto the freestanding gazebo, which offers the ultimate in outdoor entertaining, with easy care yard. A bonus is the garden shed & plenty of parking...Put this one on your "must see' list!Conveniently located close to:Carey Park Primary School - 290mIGA - 330mAntonios Pasta - 480mParks Centre Shopping Complex - 1.5kmBunbury CBD - 2.9km