

2 Yilliminning Road, Narrogin Valley, WA 6312

House For Sale

Thursday, 16 November 2023

2 Yilliminning Road, Narrogin Valley, WA 6312

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 2671 m2

Type: House



Alison Synnot
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From \$490,000

Located in the picturesque Narrogin Valley and nestled on a spacious 2,671* sqm lot, this wonderful family home offers the perfect combination of modern convenience and comfort with a nod to Australian colonial design. With its wide front veranda, established garden and fruit trees AND a versatile floor plan allowing for room for all the family, you will love the rural feel of this double brick beauty all within a stone's throw of the bustling rural hub of Narrogin. Offered for the first time in 20 years, do not delay, call Ali today to book your private inspection before it's too late!

Property Features

- 2,761* sqm block.
- Double brick and iron construction.
- 4 bedrooms, 2 bathrooms, 3 living areas.
- Spacious formal lounge with carpet, split system r/c air conditioning and garden outlook.
- Large open plan kitchen/dining and family with split system r/c air conditioning, ceiling fan and cosy wood fire.
- U shaped kitchen with ample bench and storage space.
- Built in pantry, free standing electric cooktop and oven.
- Light filled enclosed sunroom with valley and garden views.
- Master bedroom with carpet, built in robe, ceiling fan and semi ensuite access.
- Bedroom 2 with carpet and built in robe.
- Bedroom 3 with carpet and built in desk and robe.
- Bedroom 4/study with cork flooring and built in robe.
- Family bathroom with separate shower, bath, large vanity and WC.
- Revamped 2nd bathroom with WC and shower off main living area.
- Serviceable laundry with built in cupboards, under bench storage and direct ramp access to clothesline.
- Hallway linen closet.
- Under cover paved BBQ/alfresco area.
- Huge double carport with undercover access to house.
- Brick paving around the house.
- Garden shed and woodshed.
- A selection of mature fruit trees.
- Automatic reticulation.
- Solar power
- Instant gas Hot water system.
- Beautiful South facing valley views.

Buyers, please note, all measurements are approximate only and generally marked with an * (Asterix) for reference. Boundaries marked on images are a guideline and are for visual purposes only. Buyers should complete their own due diligence, including a visual inspection before entering into an offer and should not rely on the photos or text in this advertising in making a purchasing decision.