

23 Woodard Avenue, Margaret River, WA 6285



Sold House

Saturday, 2 September 2023

23 Woodard Avenue, Margaret River, WA 6285

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 593 m2

Type: House

Contact agent

Opportunity awaits behind a white picket fence and cottage garden. This lovingly renovated 3 bedroom 2-bathroom cottage has been well cared for, and in a sought-after location, on a generous 593m² block, it won't last long in this market. On entry, you are welcomed into the spacious open plan living area with feature lighting. The recently renovated kitchen is fresh and tastefully appointed with 900mm gas stovetop, rangehood, dishwasher and 600mm electric under bench oven. Views from the kitchen window, frame the garden and provide a pleasant outlook while making your early morning coffee. Timber flooring and skirting flow throughout. A slow combustion fire along with split system air conditioning unit provide this space with year-round comfort. The second and third bedrooms are a decent size, with built in robes and blinds. The second bathroom has a bath, separate shower recess with single vanity. At the rear of the home is the spacious main bedroom with generous sized wardrobe and ensuite bathroom. A glass sliding doors open out the undercover patio area. The exposed aggregate driveway provides additional room for a caravan or trailer. The carport extends via a wooden gate to approximately 200m² of level rear grassed yard. This space is a blank canvas for an avid gardener or budding trampolinist and includes a mature orange, lemon and olive tree. There is also a garden shed in the back corner for storage. This property will suit a family, investor or first home buyer looking for a quality property in the mid \$600,000s range.