

31 High Street, Goomalling, WA 6460

Sold House

Monday, 22 January 2024

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Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 1290 m2

Type: House



Rob French

\$390,000

Struggling to find a home at a price you can afford? Have you considered a move to the country? This could be the one for you, in a friendly, socially integrated community offering a host of activities for you and your family. For FIFO workers, you are less than 1 ½ Hrs from the airport. And if you want to get away from the FIFO lifestyle, there is no shortage of work opportunities in the town, the rural community or nearby Northam. On offer is a well-constructed, Ross Squire home, built in 2012 and beautifully presented by the current owners, with many extra little features. The fully colorbond-fenced garden has been carefully cultivated to create an easy, low-maintenance garden with plenty of hardy native species, ideally suited to the location, and perfect for those who do live the FIFO lifestyle. Just leave it and go. The home itself has been built to an extra height throughout, giving a cool, spacious feel, and offering :-

- A warm, friendly entrance;
- Family room;
- Open plan, modern, spacious kitchen;
- Meals area adjacent to the kitchen;
- Formal living or theatre room;
- 4 Spacious bedrooms, main with walk-in robe;
- Two bathrooms, main en suite;
- Large laundry;
- Wide (920 mm) doors throughout – wheelchair friendly;
- Safety handrails in showers and toilets;
- Fully ducted air conditioning throughout;
- 6 Star Insulation Rating;
- 6.5 Kw Solar power;
- Solar (electric boosted) HWS; and
- A private back patio / alfresco area.

The grounds are fully fenced with good quality colorbond fencing and include :-

- A large 6 X 9 W/Shop with concrete floor and single phase power;
- Separate caravan / boat undercover storage – 4.5 X 9;
- Double gate access from back laneway;
- Carport adjacent to house;
- 32 KI Rainwater tank off shed for garden reticulation;
- Reticulated garden;
- Under shade-cloth vegetable garden with raised beds;
- Fire pit and outdoor recreation area.

This is a special opportunity. Can't find the home of your dreams in the city? Try this move to the country and get everything you could want – and more – at a far more affordable price. For more information and an appointment to view, call today. **ROB FRENCH** 0401 970 997 rob@wesproprealty.com.au