

# 37 Lorikeet Ridge, Bridgetown, WA 6255

## House For Sale

Tuesday, 7 May 2024

37 Lorikeet Ridge, Bridgetown, WA 6255

Bedrooms: 3

Bathrooms: 1

Area: 2 m2

Type: House



Steve Hunter  
0897611566

**From \$630,000**

Near new home built 2023, Conveniently located minutes from Bridgetown and based in the newly established Blackwood Valley Views, this abundant 5 Acre block offers half pasture and half woodland on near flat land. This 3x1 charming home which focuses on outdoor living offers a huge 13x5m paved patio, back veranda deck, an established vegetable garden, 160,000L rain tank and plenty of paddock space to run livestock, where you'll find an additional 6 sheep already roaming the block. Within the house you will find all new furnishing and floorings, reverse cycle air con and generously sized bedrooms. With a small dam to the front of the property, full farm fencing and a multipurpose driveway to allow access to both Hester Road and Lorikeet Ridge, with direct access to Bridgetown Golf Club which also doubles as a pleasant woodland walk via the Hester Road entrance, there's nothing left to do but add your own stamp to the land. As an added bonus there is still an excess building envelope from the original 3,900m<sup>2</sup> which could be utilised for future developments. To arrange a private viewing of this property please call Steve 0408759909. "Whilst care is taken to achieve accuracy, boundaries marked on images are a guideline and are for your visual reference 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.