

**37 Money Road, Melville, WA 6156**



**House For Sale**

Friday, 19 April 2024

**37 Money Road, Melville, WA 6156**

**Bedrooms: 4**

**Bathrooms: 2**

**Area: 611 m2**

**Type: House**



Brad Dawson  
0413879479

**From \$1,180,000**

Nicely Elevated from Road within one of the Higher Enclaves of Melville having its own Prime Convenient Position sits this Classic 1960's Family Home combining the Unique Choices of Originality (yes, lumps & bumps are included), Modern Amenity, Secure Yard Areas, Nature Inspired Lagoon Pool with relaxing feel & welcoming Open View Aspects plus further potential Views from your future 2nd Level Sitting Back on a Large Street Front 611m<sup>2</sup> and having over 22m of Money Road Frontage with Double Garage / Workshop Access & potential Side Storage for your extra toys - is this 'Relaxed Feel' Classic Home Well suited 4 (+) Bedroom, 2 Bathroom configuration with a unique 5th Bedroom / Teenager or Guest Retreat Area having its own Garden Court, Bathroom and Rear Secure Yard access. The choice is yours - one temporary wall removal and it becomes a second Living Zone or a flow through design Neat appointed Kitchen with Island Bench Servery and Terrific free flow Open Plan leading to the fabulous Decked Alfresco and Hills Vista across the Lagoon Pool..... A relaxed feel that only your inspection can reveal Other Attributes to tick your boxes include: Split System Air-conditioning, Dishwasher, High Ceilings, Skirting Boards, Timber Real Wood Flooring, Built in Robes and options aplenty for future aspirations This is a Unique Rare opportunity to Secure a 1960's Vibe with the Opportunity to combine your choices for an Easy Live Now Opportunity, Renovate now or later, Extend and get Terrific views/vista or Secure your long term Land Opportunity by Living or Investing NOW and Build your Dreams Later Original Character Easily Living Now then you Decide the best way forward for You! Rates:- City of Melville approx \$1,975 (2023/2024) Water Corp approx \$1,255 (2022/2023) A Unique Opportunity that Deserves Your Immediate Attention... Express Your Interest and Acquire With: Brad Dawson