

# 43 Forrest Hill Road, Katanning, WA 6317

## Sold House

Wednesday, 31 January 2024

43 Forrest Hill Road, Katanning, WA 6317

Bedrooms: 5

Bathrooms: 2

Parkings: 4

Area: 1 m2

Type: House



Ian Hanna

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## Contact agent

There is so much to see with this property. 5 bedroom homes with 2 bathrooms, sheds, stables, and some land don't come to the market often. The home is large and is of timber frame construction clad with hardiplank and iron roof. The front door leads into a large inside entertaining area with a large games room that includes a bar and air conditioning adjacent, providing an excellent entertaining area. The kitchen has an island bench, pantry cupboards, and a space for a dishwasher. The main bedroom has a walk in robe and an ensuite attached. Adjacent to the main bedroom and separating the other four bedrooms is a smaller living space with an air conditioner for comfort. The other four bedrooms open off a short passage that leads to the second bathroom, another toilet, and laundry. Some of the many other features of this property include;- Double lockup garage attached to the home.- Shade house attached strategically to the north side of the home.- Several aviaries.- Chook or dog yard.- Shed with concrete floor that has power and water.- Stable with 3 bays attached to the shed.- Another small shed with yard.- Round yard.- Several small paddocks. All of this is situated on 1.49 hectares (3.7 acres) on the edge of the town of Katanning. Yes, it does need a bit of tender loving care, but with so much to offer it represents an excellent opportunity. For more information, or to organise a private inspection, call Ian Hanna on 0427215076. Get in quick as this property will attract interest.