

# 71 Yougenup Road, Gnowangerup, WA 6335

## House For Sale

Tuesday, 23 April 2024

71 Yougenup Road, Gnowangerup, WA 6335

Bedrooms: 4

Bathrooms: 1

Parkings: 1

Area: 1239 m2

Type: House



Suzie Perrin

**\$295,000**

New to the market this neatly presented 3 bedroom plus study / 4th bedroom family home on a large 1239sqm block is sure to spark some interest. The home is light and spacious with plenty of storage with built-in robes and cupboards in all bedrooms. The home also features a modern bathroom complete with claw foot bath for you to unwind in after a long day. Heating and cooling are taken care of throughout the home with 2 split systems along with a built in tile fire to the lounge room. The study is located off the dining area and has built in cupboards and provides access into the home off the garage. A large verandah runs along the rear of the home - providing a perfect spot to relax and entertain with a lovely outlook over the gardens. The block has rear lane access off a lane way along with a circular driveway to the front of the home providing ample off road parking. Additional features of the home are Solar Hot Water System, jarrah floor boards along with an automatic roller door to garage. If you have been dreaming of retiring to the country this home could be perfect for you or you could be simply looking for more room for the family. Call Exclusive Selling Agent Suzie Perrin today on 0438 545 265 to view as homes below \$300,000 are becoming harder and harder to find throughout Western Australia.