

**8A Brady Street, Augusta, WA 6290**



**Sold House**

Friday, 20 October 2023

8A Brady Street, Augusta, WA 6290

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 847 m2**

**Type: House**



Alf Fandry

0897580300

## Contact agent

MASSIVE PRICE REDUCTION - \$995,000! This is a sensational chance to purchase a state-of-the-art 2023-built, 3 bedroom 2 bathroom home. A build of exceptional quality, you will adore the finishes, fixtures and fit-out from the moment you step through the gorgeous double French doors. This home was specifically designed to capitalise on the views of the Blackwood River, while creating warmth and natural light from the easterly aspect. The light-filled spacious open-plan living and dining area is complemented by a MasterChef-worthy kitchen complete with a convenient butlers pantry for extra storage and functionality. The master bedroom suite features a large walk-in robe and faces north to enjoy direct access to the landscaped garden while soaking in the water views. The ensuite is just as lavish with a freestanding bath. The two other bedrooms are all good sized with built-in robes, and another lovely bathroom, plus laundry with plenty of storage, located to the front of the home. Boasting a sunroom/study to enjoy the river views, high ceilings, reverse cycle air conditioner, fans, double lockable garage, outdoor hot & cold shower, manicured gardens and much more.... A reluctant sale due to the owners relocating, this is the perfect opportunity for an astute buyer to secure one of the best presented properties in Augusta. Book an appointment to view now, you will truly fall in love! Disclaimer: We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Interested parties should make their own enquiries to verify the information contained in this material. Licensee: Downsouth (WA) Pty Ltd ACN 125 383 628