

**9 Balranald Street, Dudley Park, WA 6210**

**FOR**

**BY**

**House For Sale**

Thursday, 13 June 2024

9 Balranald Street, Dudley Park, WA 6210

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 762 m2**

**Type: House**

**'Sale by Sheriff's Auction'.(conducted by Bailiff)**

The Phone Code for this property is: 63092. Please quote this number when phoning or texting. The Bailiff Reference for this property is : 287755. Please quote this number when calling or texting. Unless Property (Seizure and Sale) Order MC/CIV/PER/GCLM/6211/2022 is previously satisfied. The bailiff will sell a FULL SHARE of the debtors interest in Certificate of Title Volume: 1588 Folio: 807. Cash sale only. \*NO INSPECTIONS OR VIEWINGS OF THE PROPERTY ARE AVAILABLE PRIOR TO OR ON THE DAY OF THE AUCTION.\*\* The only way to be a registered bidder is to attend the auction. The auction is to be held at the property address: 9 Balranald Street, DUDLEY PARK, WA 6210 (kerbside). \*Property dimensions courtesy of RP Data The subject property appears to comprise a conventional, single level, three bedrooms, one bathroom and a single garage. The description is based on an independent evaluation firms expertise. Particulars of Sale: The Bailiff to sell the judgment debtor's saleable interest in the real property. Prospective bidders to undertake their own due diligence to determine any encumbrances subject to purchasing the real property. Encumbrances and statutory charges must be paid to the encumbrance holders to obtain clear title. On fall of the auctioneers hammer, the successful bidder must deposit \$5,000.00 by either electronic transfer (EFT), cash or bank cheque (no personal cheques) with the balance satisfied within 28 days.