

9 Doncaster Grange, Butler, WA 6036

Sold House

Thursday, 14 September 2023



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Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 216 m2

Type: House

\$429,000

Are you a new homeowner searching for the perfect place to create lasting memories? Or maybe you're an astute investor seeking a fantastic opportunity in the real estate market. Look no further! This beautiful 3-bedroom, 2-bathroom home at 9 Doncaster Grange in Butler, is your ideal choice.

Key Features:

- Prime Location:** This property is nestled in the heart of Butler, just a stone's throw away from the Butler train station, making your daily commute a breeze. You'll also enjoy the convenience of being within walking distance of shops, schools, and all the amenities you need.
- Rental Income Potential:** For investors, this property offers an attractive rental income potential with an expected weekly rent range of \$450 - \$475. Your investment will thrive in this sought-after area.
- Open Plan Living:** The open-plan living area is perfect for entertaining guests or enjoying quality family time. It's flooded with natural light, creating a warm and inviting atmosphere.
- Spacious Bedrooms:** With three spacious bedrooms, there's plenty of room for a growing family. The master bedroom features an ensuite, providing a private retreat for the lucky occupants.
- Modern Bathrooms:** The two well-appointed bathrooms ensure convenience and comfort for your family or tenants.
- Outdoor Oasis:** Step outside to discover a fantastic outdoor area, perfect for alfresco dining, gardening, or simply basking in the Western Australian sunshine.

Don't miss out on this fantastic opportunity to secure your future in a thriving community. Whether you're a new homeowner looking for your dream house or an investor seeking a high-yield property, 9 Doncaster Grange has it all.

Contact Daniel K today to schedule a viewing or for more information:

- Phone:** 0417009037
- Email:** daniel.k@northerncoast.com.au

This property won't last long, so act quickly to make it yours. Your dream home or smart investment awaits at 9 Doncaster Grange, Butler. Don't wait; seize this opportunity today!