

# 9 Regent Street, Gledhow, WA 6330



## Sold House

Sunday, 13 August 2023

9 Regent Street, Gledhow, WA 6330

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 2226 m2**

**Type: House**



Kathleen Mier

0439421059

**\$485,000**

There are so many great aspects to this sprawling retro property, it is surely going to stir up plenty of interest from prospective owner-occupiers and investors. Being Sold AS IS Nestled near the end of a cul-de-sac on Albany's outskirts, it offers something for everyone from families to tradies and tenants. The rock-solid double brick home stands on a fantastic big level lot, with excellent caravan and boat access to an enormous backyard and huge high-span tradie heaven powered workshop shed linked to a spacious lean-to storage area. And while the home offers great living space for families, there is also the bonus of a separate lined games room out back perfect for the kids, teens, or a hobby studio or home business base. The home reveals a sensible floorplan ideal for family living. The foyer includes a feature cabinet and mirror, and flows to the separate substantial west-facing patio access lounge and dining room. Opposite is the main sunny aspect bedroom, which has extensive built-in robes and a roman bath/shower ensuite, with toilet. A sweeping hall with good storage flows to the spacious open kitchen, meals and living zone, which also has access to lounge and patio, and is serviced by an r/c air-conditioner. Just off the hall are three more bedrooms including one with robes, and the second retro bathroom, which also has a toilet. Nearby is a spacious laundry, with more great storage and a third toilet. Sound and very liveable as stands, this property also has great potential for an update. For more detailed information or to arrange a private viewing please contact Kathleen Mier on 0439 421 059.