

**1/109 Ormsby Terrace, Mandurah, WA 6210**



**Unit For Sale**

Saturday, 3 February 2024

1/109 Ormsby Terrace, Mandurah, WA 6210

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 127 m2**

**Type: Unit**



Barry Mitting

0414475607

## **OFFERS FROM \$449,000**

Welcome to this wonderfully presented three-bedroom, one bathroom home unit found just back from the Beach- what a location! On offer here is this street front single-storey home unit with neat presentation, including ducted cooling, easy-care yard and paved outdoor entertaining area. When entering the home, you are greeted by the entrance hall where to the right is the generous formal lounge room, which is adjacent to a good-sized kitchen, which in turn overlooks the family/dining area. Moving on down the hall found off the family/dining area, bedroom 2 & 3, both with built-in-robos, are found, along with the bathroom and the laundry, at the end of the hall is the master bedroom. Outside, there is a paved outdoor area with plenty of potential to create a dream entertaining space to impress family and friends. There is also a secure storeroom under the main roof, adjacent to the car port for your storage needs. Perfect lock up and leave beach house, downsizer or first home. This nicely presented home unit, which has no Strata Levies applicable, will appeal to both owner occupiers & investors looking for an excellent investment. This home enjoys easy access to the beach a short walk away, cafes, pubs, and restaurants at the foreshore and the marina, plus local shopping, public transport, as well as the Central Business District and Forum shopping centre, all being just a short drive away. For further information, or to book a viewing, please contact Barry Mitting direct on 0414 475 607.