

**11 Torrisi Pl, Donnybrook, WA, 6239**

*Elders*

**House For Sale**

Wednesday, 25 September 2024

11 Torrisi Pl, Donnybrook, WA, 6239

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**

**HOME OPEN THIS SATURDAY 28th September 11:00am - 11:30am**

## OUTSTANDING OPPORTUNITY

Tucked away in a peaceful cul-de-sac on the edge of delightful Donnybrook, this very tidy 3 x 1 home enjoys a north-facing position on 802\* sqm – and all the benefits of a solid 1980s brick and tile build.

Priced to sell, this property offers a wonderful opportunity as a 'clean slate' purchase for either an owner-occupier or investor.

### Internal features:

- Kitchen is well-appointed, with plenty of cupboards, new stove
- Separate dining room with serving window
- Spacious lounge with cosy wood stove, tiled hearth
- Split system air conditioner in primary bedroom
- Neutral bathroom with walk in shower, separate bath

### External features:

- Brick and tile
- Security screens
- Under cover patio for outdoor entertaining
- Side access to rear gardens
- Small garden shed, mature fruit trees

All the essentials are already present – this home simply awaits your own personal vision and style to achieve its highest potential!

Shire of Donnybrook-Balingup Rates 2023/2024: \$1,988.00

Zoning: Residential R20

For further information and to arrange a viewing, please contact:

Angela Murphy 0438 310 315 [angela.murphy@elders.com.au](mailto:angela.murphy@elders.com.au)

Buyers Note: All measurements and dollar amounts are approximate only and generally marked with an asterisk (\*) for reference. Any boundaries marked on images are offered as a guideline only.

Buyers should complete their own due diligence, including a visual inspection of the property, prior to making an offer and should not rely on the photographs or written text in this advertisement to make a purchasing decision.