

134 Nicholson Road, Langford, WA 6147



House For Sale

Wednesday, 17 April 2024

134 Nicholson Road, Langford, WA 6147

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 692 m2

Type: House



Patti Stanley
0421195198



Alexander Moss
0423919066

High \$500k's

This 4 bedroom, 2 bathroom home is located in the Langford with huge convenience and great proximity to Roe Highway and other public transit routes. Built in 1970, this home is currently under lease, and is a great "renovators delight".* Functional dining and open kitchen area.* 4 decent size bedrooms.* Spacious Master bedroom, with ensuite.* Large backyard, plenty of space!* Located close to Roe Hwy and other public transport routes and options.* LED Downlights throughout.* 692sqm Block size, facing West-North-Westerly direction.* Currently on a periodic lease for \$680 per week. Tenants are willing to stay on.NOTE: This property is being sold in an "as-is" condition. The seller has made available a structural inspection report conducted by a Registered Builder for buyers to review prior to making an offer, which also forms part of this contract. The seller makes no warranty on any structural, gas, electrical or plumbing elements of the property. Section 5 and Section 6.1(b)(2) of the 2022 Joint Forms does not form part of this contract; and buyers are specifically reminded of section 9.1(f) of the Joint Forms. The seller will perform no repairs or maintenance to the property beyond those mandated by law.Call Patti on 0421196198 today if you have any additional questions, or want details about upcoming homeopens and available private inspections.