

**38 Emma Street, Bulgarra, WA, 6714**

**House For Sale**

Saturday, 31 August 2024

38 Emma Street, Bulgarra, WA, 6714

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Phil Sazon

## " A CORNER COMFORT"

Phil Sazon of Harcourts is proud to present 38 Emma Street, Bulgarra.

A fantastic property that offers a blend of comfort, style, and practicality. Located in the highly sought-after suburb of Bulgarra, this home is perfect for families looking for space and convenience.

Key Features.

\*Four (4) well-sized bedrooms with built-in robes

\*Two (2) well-appointed Bathrooms

\*Air-conditioning throughout

\*Ceiling fan throughout

\*Large patio area

\*Well-Designed Kitchen

\*Large backyard

\*Plenty of parking space for your caravan, boat, and 4WD including a side access gate with second gravel driveway to the road.

\*Garden shed for extra storage

Location is everything, and you couldn't ask for a better spot. Conveniently located and only a skip away from Back Beach, Bulgarra Oval, the local schools (Karratha Primary School-0.14km, St Paul's Primary School-1.25km) and Karratha Rec Club, as well as a prime spot to be settled in for Karratha's yearly FeNaCING festival.

Currently leased to a national company until October 2024 (\$1,300 p/w or \$67,600 p/a), this property is definitely worth your attention!

If you are eager to invest and capitalize on the increasing rental rates, or if you're considering making it your home once the lease expires, please reach out to PHIL SAZON at 0455091948.

Seize the opportunity to make this hidden gem your new home!