

# 40B Barding Loop, Kununurra, WA 6743



## House For Sale

Sunday, 23 June 2024

40B Barding Loop, Kununurra, WA 6743

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 476 m2

Type: House



Brad Williams  
0891682666



Sarah Williams  
0419139375

**\$499,000**

Available for occupancy or investment as the current lease ends in October. The seller has meticulously maintained this modern 4-bedroom, 2-bathroom home, built by CWD. The paint is fresh and flawless, and the blinds are in excellent condition. The home appears new, with neat lawns and landscaped, weed-free gardens. Currently leased by GROH, it yields \$1,000 per week, including garden maintenance. The home offers a spacious open-plan living area, a modern kitchen, tiled flooring, and air conditioning throughout. The generously sized bedrooms feature built-in robes, while the main bathroom offers a large vanity with ample storage and an extra-large shower recess. Outdoors won't disappoint with an under cover outdoor entertainment area, neat, well-established landscaped gardens and a lush green lawn.