

# 50 guildford, Derby, WA 6728



## House For Sale

Saturday, 29 June 2024

50 guildford, Derby, WA 6728

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 1 m2

Type: House



Peter Burns

0891921677

**\$425,000**

Discover the tranquil charm of semi-rural living in this inviting property, where the soothing ambiance of the countryside is balanced perfectly with the accessibility of urban amenities just a short distance away. Step inside this cozy rustic residence and feel instantly at home, thanks to its thoughtful design featuring a welcoming enclosed breezeway that seamlessly merges indoor and outdoor spaces, creating a laid-back atmosphere ideal for unwinding. Picture yourself spending leisurely afternoons on the expansive verandahs, sheltered by the shade of majestic trees, as you soak in the peaceful surroundings. With a generous 1.13 hectares of land to call your own, there's ample opportunity to bring your vision to life and expand upon this idyllic retreat. Conveniently situated along the Derby highway, the property also offers excellent visibility, presenting exciting potential for future projects (subject to council approval). In today's dynamic market, this property stands out as a rare gem, offering not only a comfortable living space but also promising future opportunity. Don't let this chance slip away-contact Pete Burns at Hutchinson Real Estate to schedule a private viewing and take the first step toward making this enchanting property your own. Reach out to me on 0407911696.