

**539 Warbrook Road, Bullsbrook, WA 6084**



**House For Sale**

Tuesday, 30 January 2024

539 Warbrook Road, Bullsbrook, WA 6084

**Bedrooms: 4**

**Bathrooms: 2**

**Area: 20 m2**

**Type: House**



Clint Tomasovich  
0895711022

**\$2,750,000**

Prime opportunity to secure an extremely rare Multi Facet title situated within a blue-chip corridor of booming Bullsbrook. Large 20.69 Ha (51 acres) - Water License 27,286 Kl 2 x Bores / Irrigated Paddocks - Beautiful solid 4 x 1 family home with Country Federation Charm ZONING: General Rural \*\*Future Urban development precinct - Truck Haulage - Horse Agistment / Equestrian - Market Garden / Horticulture - Grain Silo Storage - Earthmoving - Free Range Poultry options (see City of Swan Planning Dept) \*\*Standout infrastructure features include: Large Family double brick 4 x 1 plus study / reverse cycle air -con / wood heater / Spacious family - meals Stunning massive Alfresco with built in BBQ - oven - basin - downlighting 16m x 9m Workshop + huge 10m 7m Lean -to Storage shed 2 x Main rain tanks 3 Phase power / Transformer Day yards - Laneway- Paddocks - 16Ha under Irrigation 12 x stations - Water Troughs - Winter creek Prime soil type hosting Kiku - Couch - River gums - Banksia - Red Gums - Birdlife - Views of the Darling ranges Straight forward access to New Tonkin HWY - Great Northern HWY - Brand HWY - Neaves Rd For more information contact REIWA Award Accredited Ray White Local Agent Clint Tomasovich Ph : 0403359919 / Email : [clint.tomasovich@raywhite.com](mailto:clint.tomasovich@raywhite.com) ( Rural Specialist ) Secure tomorrow's strategic investment decision, Today!!!