

# Lot 342 Gleeson Hill Road, Bakers Hill, WA 6562

## House For Sale

Wednesday, 26 June 2024



Lot 342 Gleeson Hill Road, Bakers Hill, WA 6562

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 2 m2

Type: House



Matthew Thomas  
0407674112

## Offers From \$899,000

Are you on the hunt for a large family home that ticks all the boxes? Plus more...? Built in 2011, this freshly painted, Ross Squire Hardi Plank & Colorbond home, has so many features it will be certainly on the top of your list to view. Featuring 4 Bedrooms plus a study, this home is fit for the big family plus your 4 legged loved ones. With two wings to the home, it has ample space. Spacious open plan living within the lounge and kitchen/dining area, with new light fittings and loads of windows to let the natural light beam through the home. The kitchen has a fantastic view of the backyard, perfect to watch the children play. Kitchen boasts a walk in pantry and stainless steel appliances including gas cooktop, electric oven and dishwasher. Master bedroom features a walk-in robe and ensuite comprising of a large walk in shower, vanity and w/c, while the other 3 bedrooms are located at the other end, all with built in robes. One potentially could be a second master bedroom, you choose which end you would prefer... Study or 5th bedroom, is nestled between the master and the activity area, this room would also be perfect for a nurse. Activity room has many options and would also be perfect for a second living space/sitting area. Main bathroom with separate shower, bath and vanity. Laundry is located off the passage with bench space, cupboards and separate w/c. For all the comforts wood fireplace is in the heart of the home, evaporative cooling plus all rooms are fitted with ceiling fans (study excluded). With 3 fenced paddocks and the winter creek, the property is pure joy for the nature lover and animals alike. The Workshop is split into 2 areas; From the front of the property there is a single roller door workshop, with PA door, insulation and it is approx 12m wide x 18m deep. Shed to the back (near rainwater tanks) is approx 8m wide x 12m deep fitted with double roller doors. 3 electric roller doors in total, concrete floors and power. Additional Features; 4 x Rainwater tanks (approx 100,000 litres) Concrete pad/hardstand near the double carport Round yard 3 Paddocks Chook Yard Land Size - 5.38 acres Shire Rates - \$2536.00 approx per year Water Rates - \$282.00 approx per year Water is available and connected Septic and Leech Drain system Please note one shelter is not included in the sale, we have indicated which shelter on the overview photos. A virtual tour is available on the home. To view this home please call Matthew on 0407 674 112 Disclaimer - Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contract All information provided in the advertisement regarding boundaries/fences etc are an estimate only and the prospective purchases should make their own enquiries to ensure they are satisfied with their purchase.