

Sold

## 18 Cummings St, Merredin



### Perfect Project 3 x 1 Property

Located on a 1077m2 south side block this 3 bedroom 1 bathroom would be perfect if you are wanting a home to fix up OR for your next investment!

This generously sized block already features a long drive through lockable carport which leads the way to the rear shed space. The shed is divided into 2 sections. The front being 3 sided and accessible via the carport and the rear which is fully enclosed and accessed by way of a personal access door.

Stepping up to the front porch the home opens up into a long service passage which gives access to the front sitting room, lounge room, kitchen as well as 2 of the 3 bedrooms.

The front sitting room and lounge are located to the left. The loungeroom features a slow combustion fire place and has separate access through to the kitchen. The u shaped kitchen has an abundance of cupboard space.

Bedrooms one and two are to the right of the passage and both feature high ceilings and carpet. Bedroom three is located opposite the laundry and also includes carpet as well as 2 sets of windows.

The bathroom is through the tiled laundry and includes a separate shower and bathtub. The separate toilet is located to the right of the bathroom.

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Price	SOLD
Property Type	Residential
Property ID	1310
Land Area	1,077 m2

### Agent Details

Jess Corbey - 0895742917

### Office Details

Tony Maddox Real Estate  
100 Stirling Tce Toodyay WA 6566  
Australia  
08 9574 2917



This property does need some updating but once complete, will be a perfect residence for a future tenant or yourself.

Property features include:

- Mains power and scheme water connection
- Fully fenced
- Rear yard is separately fenced access through large gate
- Land size = 1077m<sup>2</sup>
- Shed space
- Long drive through carport
- Rear patio space

All inquiries to exclusive selling agents Tony Maddox Real Estate 9574 2917

Contact Christie Rennie 0414 221 744

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