

Sold

59 Growden Road, Nangeenan



AUCTION SATURDAY THE 11TH OF MARCH

HOME OPEN THIS SATURDAY THE 4TH OF FEBRUARY 12PM - 1PM

If you have been searching for an affordable off grid property with plenty of space to grow your own fruit and veggies and raise a few animals then this is your opportunity.

This large two storey steel framed home has 4 bedrooms, two bathrooms plus a 3rd toilet.

The stand out feature is the master suite which takes up the whole top floor. This area has a huge lounge room and study area. Large master bedroom with access to the balcony, ensuite with spa bath, shower and separate toilet. The walk-in robe runs off of the ensuite and has a feature window looking out over the farm.

The bottom floor has a theatre room, laundry and separate toilet with vanity on right hand side. To the left-hand side you will find a walk-in store room and study nook off the first hallway. The second hallway leads to the 3 minor bedrooms which are all queen size and have built in robes. Located centrally to the bedrooms is the main bathroom and separate toilet as well as a linen cupboard.

At the rear of the home is the main living space with the main lounge room and dining room both having sliding doors out to the rear deck. The kitchen is a fantastic size and features a huge scullery and pantry.

🛏 4 📶 2 📏 41.43 ha

Price	SOLD
Property Type	Residential
Property ID	1374
Land Area	41.43 ha

Agent Details

Jess Corbey - 0895742917

Office Details

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



This home was built in 2011.

The land is fenced into 5 paddocks and has a dam.

In front of the house there is are established fruit trees and raised garden beds ready to start you new garden.

The shed is approximately 14m x 20m and has a concrete floor, single roller door and PA door. There are no power points or lights in the shed.

Power is supplied from the solar panels which have battery storage and a 5kva inverter, there is a back-up 26KVA generator. Water will need to be connected from the rain water tank.

The machinery and vehicles on the property will be staying with the property.

This property is being sold 'as is where is' and no warranties are made as to the working condition of any item on the property.

Zoned Rural

Home opens:

Saturday the 4th of February 2023 at 12pm – 1pm

Saturday the 18th of February 2023 at 12pm – 1pm

**Auction commencing at 12pm on site on the 11th of March 2023 –
Property will be open from 11am**

Disclaimer: every precaution has been taken to establish the accuracy of this information. The details should not be taken as a representation in any respect on the part of the Seller or its agent. Interested parties should contact the nominated person or office for full and current details.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.