

Sold

## 9 Todd St, Merredin



### Newly renovated 3 bedroom home with large 1985m2 block

Get your hands on this one!

This beautiful newly & fully renovated home is ready to for a new owner! If you are an investor or just want to move into a fully redone house, this is for you. Potential rent this property could achieve between \$350-\$370 per week in the current market.

The exterior to this property has been fully repainted with new front and rear patios, carport to the left side and newly laid blue metal to the driveway. The rear yard has not only access from the front driveway but has rear lane access aswell!

Walking into house from the front patio, you enter into bright lounge area that has new flooring throughout, freshly painted walls and ceiling, that continues into the open plan kitchen. The lounge leads you to all areas in the house which makes the house so light and breezy.

The kitchen has been revamped with brand new black and white cabinetry with a new upright gas oven & stove. Double stainless steel sink that has a large kitchen mixer tap to keep the kitchen all clean and tidy.

The kitchen leads you out to your great sized laundry that has been repainted and takes you straight out to your brand new rear patio. The laundry has separate toilet to the right with a new toilet cistern/pan.

🛏 3 🚿 1 📏 1,985 m2

Price	SOLD
Property Type	Residential
Property ID	1525
Land Area	1,985 m2

#### Agent Details

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#### Office Details

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08 9574 2917



The bathroom has all new plumbing, tiling, shower recess, vanity and is designed to fit with the colour pallet of the house.

All three bedrooms are well lit with Holland blinds, new flooring, freshly painted walls to match the rest of the house. Evap aircon to all bedrooms and living areas!

The bathroom is still being finalised with the new renovations and updated photos are to follow!

Main points -

1985m2 block

Gas cooking

Scheme water

Shire rates are approx. \$1800 per year

Water rates are approx \$1200 per year

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**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.

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