



3-Bedroom, 2-Bathroom Home on Two Titles



3



2



4

45 Park Street, Pingelly

Sold for \$235,000 (Apr 17, 2024)

Whether you're a renovation enthusiast or simply seeking a home with a soul, this property promises to be a canvas for your imagination. Embrace the quirks, plan your palette, and prepare to transform this space into your dream home!

The house boasts a distinctive layout, setting it apart from the ordinary. If you're someone who appreciates character and individuality, this property might pique your interest. The kitchen serves as the heart of the house, effortlessly flowing into a functional laundry space and the home has the added benefit of two bathrooms.

This property spans across two titles, offering potential and flexibility. Whether you want to keep them separate or combine them, the choice is yours!

For the DIY enthusiast or hobbyist, the workshop shed at the back of the block has 3-phase power, and is ready for your creative endeavors.

Other property features:

- 2 of the 3 bedrooms come equipped with built-in-cupboards
- Separate dining area provides a dedicated space for mealtime gatherings

Property ID: L26939546

Property Type: House

Garages: 3

Carports: 1

Land Area: 2225.0 sqm

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- Wooden flooring throughout majority of the home
- Stay comfortable year-round with two reverse cycle air-conditioners
- Convenient carport
- The property includes rear access, adding an extra layer of convenience for homeowners
- Property is being sold 'As Is'

The town of Pingelly is located approximately 158km southeast of Perth CBD, with the neighbouring town of Brookton approx. 20km north and Narrogin approx. 50km south, with Popanyinning and Cuballing in between.

It is a key agricultural centre with cropping and livestock being the primary activities.

The town itself is a well serviced community, brief overview below:

- Supermarket & Butcher
- Bank
- Primary school (daily bus services available to Brookton and Narrogin high schools)
- Pharmacy, 24/7 medical centre and general practitioner
- post office
- specialty shops (Arts & Crafts, Op shop, café)
- 2 hotels, B&B accommodation, caravan park
- Impressive community sports complex and functions centre – Pingelly Recreation and Cultural Centre (PRACC)
- Volunteer Emergency Services

Viewings are by appointment:

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