

Sold

## 28 Moran Street, Toodyay



### LOOK!!! WHY BUILD???

!! WOW !! Check out this PRICE !!!

!! This is Way below Replacement Value Here !!!

We have found a stunning 5 bedroom 2 bathroom ultra modern home on a beautiful 5 acres block ready for you and the family!

Located down by the river in West Toodyay just 6kms from Toodyay Townsite and a short stroll to the Avon River.

This residence is stunning!

A double brick and iron home of 272 m2 in total. The double entrance does invite you to step inside off the right is a formal lounge room with a large bay window looking across the property. The front hallway leads down to the parent's end. This end of the home has a huge study room or 5th bedroom ( currently used as a nursery) Plus the master suite.

There is a walk in robe and the ensuite with a separate toilet. This end of the home certainly provides the parents with privacy!

Off to the left of the entrance is the huge family, dining, kitchen area.

This is tiled and has 2 large ceiling fans from the raked ceilings.

The kitchen is very modern with an ASKO dishwasher &

WESTINGHOUSE oven & hotplates plus a walk in pantry and appliance cupboard. The rear hallway leads to the other 3 bedrooms, laundry & bathroom.

🛏 5 🚿 2 🚗 2 📏 5.00 ac

**Price** SOLD for \$460,000

**Property Type** Residential

**Property ID** 545

**Land Area** 5.00 ac

### Agent Details

### Office Details

Tony Maddox Real Estate

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All three bedrooms are double sized and have built in robes, plus each room has its own split system air conditioner. The main bathroom is large and has a full size bath, vanity & shower.

The toilet is off the laundry. The house has ducted reverse cycle air conditioning throughout; the presentation is like a display home.

Outside is also immaculately presented. A huge rear Patio area all brick paved. There is a large 9m x 6m colorbond workshop with concrete floor & power connected. A fully fenced veggie garden and fruit trees. Water is supplied by a solar powered bore to the gardens & fruit trees and house water is supplied by a 150,000 litre rainwater tank.

This is the complete package!! Ready to move into!!

Contact Tony Maddox 0408 926 497

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