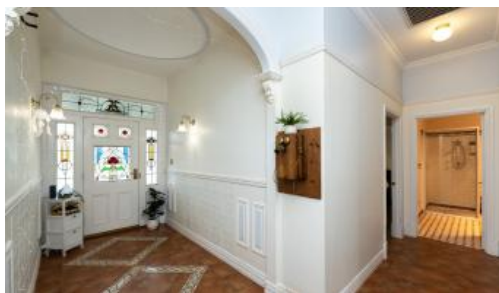


Just Listed

410 Toodyay West Road West, Toodyay



Character & Comfort on an Acre!



Perched on 1 acre of land (4,049sqm) this charming property combines heritage character, modern comfort, and versatile extra spaces — all only five minutes from the delightful Toodyay town centre.

The main home presents as a 3-bedroom, 1-bathroom residence, offering flexible living options. While officially a 2x1, the large lounge room can easily serve as a Third bedroom, giving you the freedom to adapt the layout to your lifestyle. Throughout the home you'll find soaring high ceilings, elegant archways, and solid hardwood floors in every room, lending a timeless warmth and sense of quality. The large windows invite natural light into every corner, creating bright, airy interiors and showcasing the beautiful leafy surrounds.

The spacious kitchen and dining zone is a real highlight, featuring granite benchtops, abundant cupboard storage, tiled flooring, and a generous layout perfect for family meals and entertaining. The spacious bathroom features shower, bathtub and vanity, complementing the rustic charm of the rest of the home. A ducted split-system air conditioner and a cosy fireplace provide year-round comfort.

There is a large laundry with stone bench tops sink and tons of storage, plus an additional toilet.

Stepping outside, wide wraparound verandas capture lovely views across the terraced gardens and surrounding trees. The block has been

 3  1

Price	From \$699,000
Property Type	Residential
Property ID	1838

Inspection Times

Sun 31 Aug, 11:00 AM - 11:30 AM

Agent Details

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terraced ensuring attractive, usable garden areas, adding to both practicality and appeal. Whether you're relaxing on the verandah with a coffee or hosting friends around the outdoor fire pit, the property provides plenty of ways to enjoy its tranquil setting.

Adding even more value are the extra structures:

- A bonus detached cottage offering its own kitchen, bathroom, bedroom, lounge room, wood burner, and split-system air conditioner. Comfortable and self-contained, this versatile space has been previously used as short-stay accommodation. There is separate access to the cottage with its own car park.
- A large powered shed with a kitchenette, bathroom, flooring, and large recently installed split-system air conditioner. A lean-to tool shed and car port. Perfect for storage, hobbies, or even a home-based business, this space provides endless potential. There is a 4-space car park outside the shed.

Practical features are well covered too, with mains power to all 3 buildings, recently installed extensive solar power installation, a large 100,000 litre water tank, serving the shed and main house, the cottage has a separate smaller water tank. A quality bore supplying fresh drinking water year-round — one of the property's most valuable assets. There's also rear access via a dirt road, complementing the main road frontage.

Every part of this property emphasises space and flexibility, from the oversized rooms inside the main home to the additional structures that add functionality and opportunity. Surrounded by trees this peaceful setting, ensures a lifestyle package that combines rustic charm, modern comfort, and practical extras, all while being conveniently close to town.

For more information or to book in an inspection please contact the listing agents below.

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