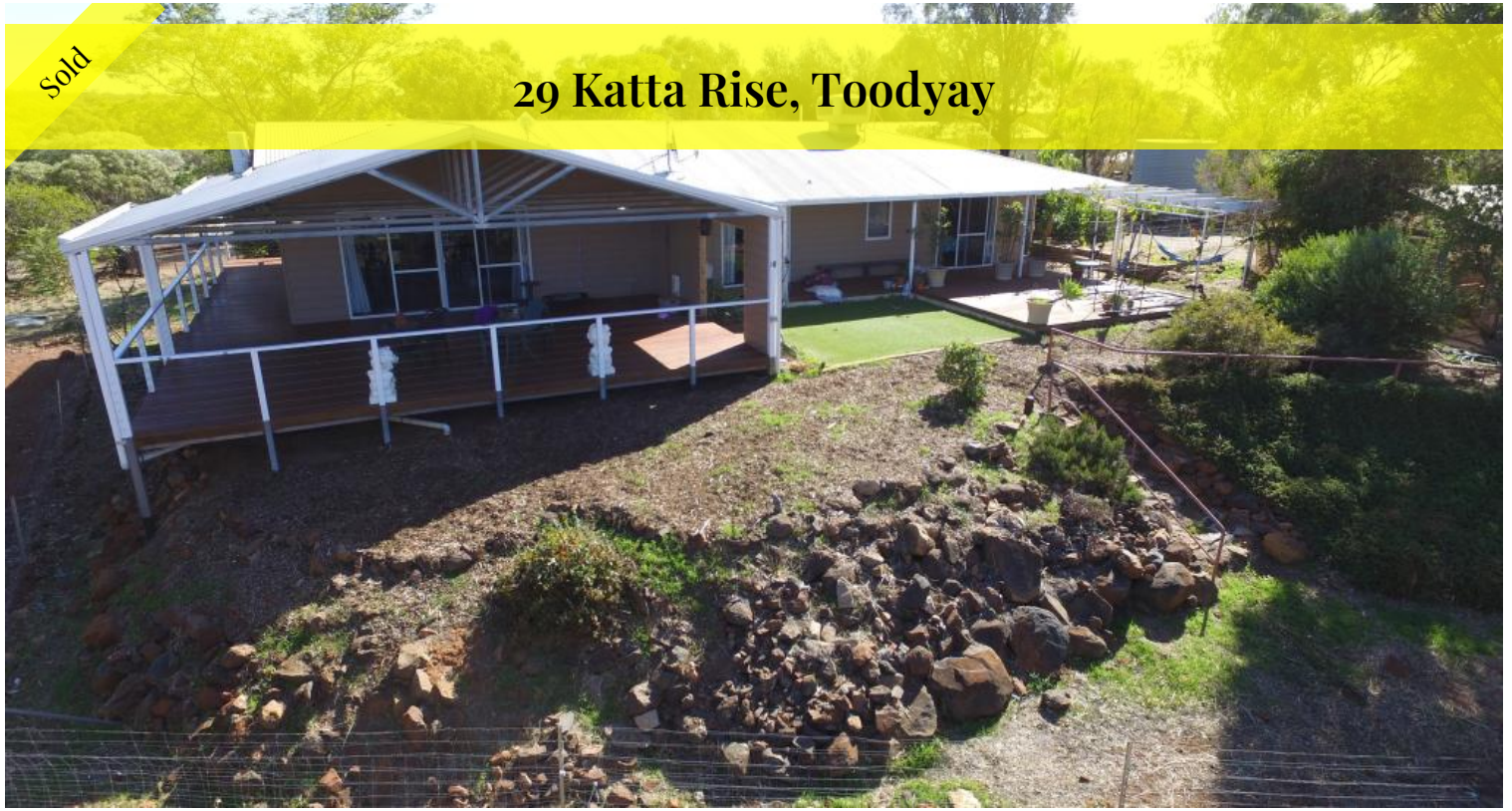


Sold

## 29 Katta Rise, Toodyay



### Impressive home with quality fixtures!!

Perched high on the hill and secluded from the neighbours! This fantastic 3 bedroom, 2 bathroom home is situated on 5.15 acres and just waiting for its new owners!

This property features an open plan kitchen and living area with an enormous island bench. You will be impressed with the marble bench tops and upgraded appliances and fixtures that really make this kitchen stand out!!



The spacious living area has high ceilings and a split system air conditioner. There are double sliding doors leading from the living area out to the 6m wide deck which allows alfresco dining all year round. You will enjoy the sweeping views out over the hills.

Down the hallway you will find the large master bedroom with a split system air conditioner and ceiling fan. There is a generous walk in robe with built in cabinetry. The huge wet room ensuite is tiled to the ceiling and can accommodate all levels of mobility.

The main bathroom has a large bathtub with separate shower, heated towel rail and is tiled to the ceiling.

Both minor bedrooms have sliding doors to access the decked verandah.

There is a double carport attached to the house.

 3  2

**Price** SOLD for \$390,000  
**Property Type** Residential  
**Property ID** 809

### Agent Details

### Office Details

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



Outside you will find a 14m x 6m powered shed with concrete floor as well as a couple of garden sheds and a horse stable.

THE EXTRAS:

18 Solar panels

Timber floors throughout

Separate deck from the master bedroom

Instant gas hot water system

NBN connected

Shade house/veggie patch

Water wise garden

1 x 25,000 gallon water tank, 1 x 5,000 gallon galvanised water tank and 2 x 5,000 gallon PVC tanks.

This property would suit downsizers, FIFO couples or a small family.

Call Tony Maddox on 0408 926 497 today to arrange a viewing!

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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