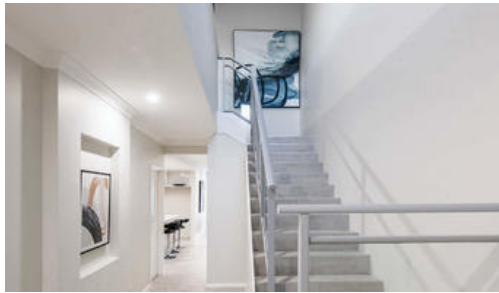




5 Violet Avenue, Shelley

MORGAN HAYES



## UNIQUE OPPORTUNITY!

OPEN BY APPOINTMENT SUNDAY

Located only meters to the Canning River this quality 'Domination' built 2 storey home situated on 395.5sqm lot is Brand New and has **'NEVER BEEN LIVED IN'** which will **SUIT F.I.R.B. INVESTORS** or those not wanting to go through the building process - all the hard work has been done.

On the ground level the open plan kitchen, dining and living are spacious and functional, with the kitchen offering scullery access and easy access to the large laundry with plenty of storage. The master suite is located to the ground floor with walk in robe, double vanity ensuite and separate wc.

On the upper level you will be greeted with 3 queen sized bedrooms, study and a retreat / living area leading out to the well sized balcony perfect to take in the amazing Canning River from upstairs.

Don't be disappointed and miss out on this great opportunity.

### Consisting of:

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.

4 2 2

<b>Price</b>	\$1,458,000
<b>Property Type</b>	residential
<b>Property ID</b>	3561
<b>Land Area</b>	396 m2

### INSPECTION TIMES

Sat 14 Dec, 2:00 PM - 3:00 PM

### AGENT DETAILS

Mark Thompson - (08) 6250 6500

### OFFICE DETAILS

Rossmoyne  
55 - 59 Central Road Rossmoyne  
WA 6148 Australia  
08 6250 6500

