



8A Thompson Place Australind, WA



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## WON'T BREAK THE BANK ON PRICE

Situated in a quiet family friendly cul de sac this 3 bedroom 2 bathroom duplex home perfect for the investor or family looking for their first home. Offering multiple living areas, a spacious kitchen and double carport plus a large patio area, fantastic for those family BBQ's. This home presents a wonderful opportunity for first home buyers looking to get into a home without breaking the bank. Conveniently located to nearby local schools, sporting grounds and childcare centre.

### Property features:

- 3 bedrooms, 2 bathrooms
- Master bedroom with walk in robe plus ensuite
- Study
- Front lounge area
- Spacious kitchen with loads of bench space, built in pantry, single fridge recess, gas o

For more details please visit :

<https://www.summitbunbury.com.au/6387366>

**Price:** \$279000

**Council Rates:** \$1,637.38/year (approx)

**Water Rates:** \$1,077.12/year (approx)



**Tracy Mills**

0429 000 887

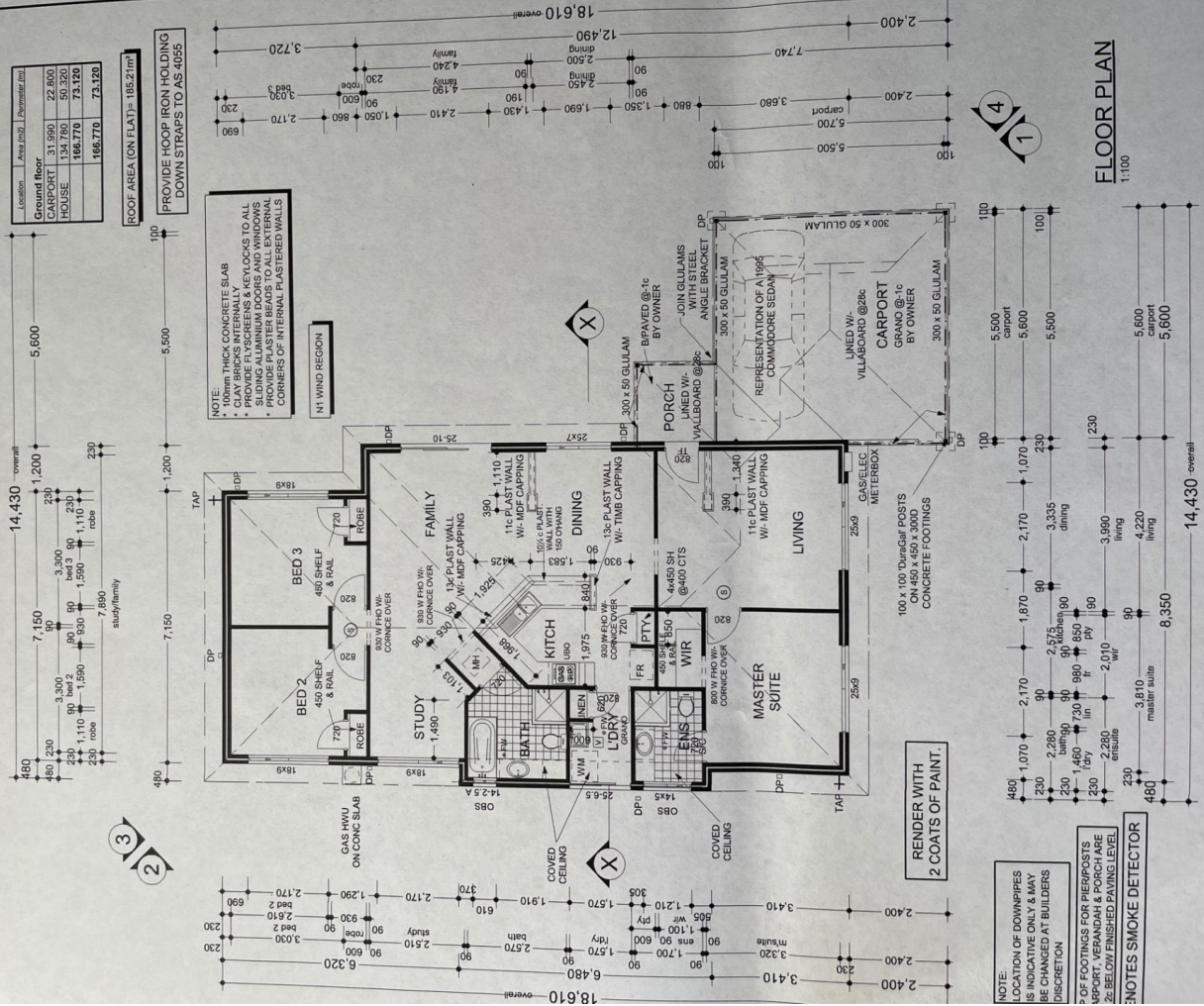
Location	Area (m <sup>2</sup> )	Perimeter (m)
Ground floor		
Garage	31.690	22.800
House	134.780	50.320
	166.770	73.120
	166.770	73.120

ROOF AREA (ON FLAT) = 185.21m<sup>2</sup>

PROVIDE HOOP IRON HOLDING DOWN STRAPS TO AS 4555

NOTE:  
 • THICK CONCRETE SLAB  
 • CLAY BRICKS INTERNALLY  
 • PROVIDE FLYSCREENS & KEYLOCKS TO ALL SLIDING ALUMINIUM DOORS  
 • PROVIDE ALUMINIUM DOORS TO ALL EXTERNAL CORNERS OF INTERNAL PLASTERED WALLS

N1 WIND REGION



FLOOR PLAN  
1:100

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