



## 1 Pascoe Rtt, Merriwa

UNDER OFFER - UNDER OFFER

I would like to present a great opportunity to add life and value into this 3-bedroom 1 bathroom home, at this stage it has NO LIFE at all. There is only one thing to do and that is START AGAIN, everything in this property is yours, congratulations. Order your Skip Bin now, you will need a big one and begin to make the unliveable, Liveable again. Are you up for the challenge? Interesting artwork located in the master bedroom and the rest can be a surprise.

Massive 637m2 corner block which includes a whole bunch of stuff that you will not need, hence ordering a very large skip bin. Endless possibilities on this block once cleared plenty of room to extend, add a granny flat, build the biggest shed ever. Many possibilities, the only limits you may have will be the Shire council.

The buyer/s are aware the property is being sold on an "AS IS" and will not be subject to the normal inspection.

You snooze you lose, don't miss this opportunity.

**All Offers Presented**

### FEATURES INCLUDE:

- Master Bedroom ensuite includes personalise mural.
- 2 not so happy minor Bedrooms.
- 1 Interesting toilet
- Bathroom very unhappy.
- Kitchen has seen better days.
- Corner Block
- Land size: 637m2 approx
- Built 1994
- R20

Call or Email Tracey Clarke to view on 0406671720 or [tracey@urbanwa.com.au](mailto:tracey@urbanwa.com.au).

 3  1  2  637 m2

<b>Price</b>	All Offers Presented
<b>Property Type</b>	Residential
<b>Property ID</b>	4495
<b>Land Area</b>	637 m2
<b>Floor Area</b>	96 m2

### Agent Details

Tracey Clarke - 0406 671 720

### Office Details

Wanneroo  
945 Wanneroo Rd Wanneroo WA 6065  
Australia  
08 9206 1600



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.