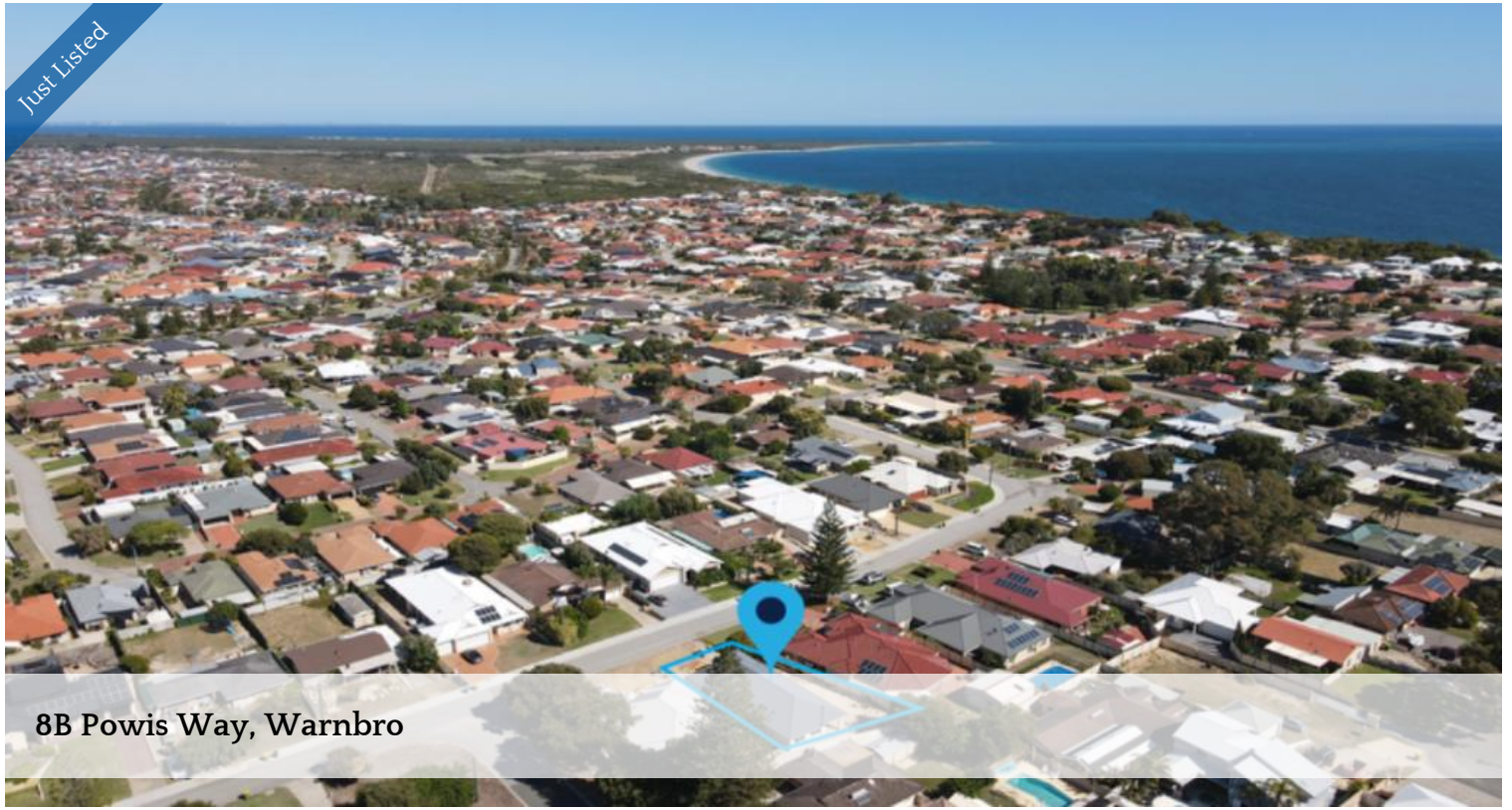


Just Listed



8B Powis Way, Warnbro



### Calling Investors: Modern Comfort Meets Convenient Location

Nestled in a peaceful and family-friendly neighborhood, this beautifully presented 4-bedroom, 2-bathroom home at 8B Powis Way, Warnbro, is the perfect opportunity for investors.

A current fixed term tenancy is in place until March 2026 with a great rental return.

#### Key Features:

- **Spacious Living Areas:** Enjoy a light-filled open-plan living and dining area, perfect for family gatherings and relaxation.
- **Well-Equipped Kitchen:** The modern kitchen boasts ample bench space, modern appliances, and plenty of storage with the added bonus of a scullery – a chef's dream!
- **Generous Bedrooms:** Four spacious bedrooms, with built-in robes, offering comfort and privacy.
- **Master Suite:** The large master bedroom includes a walk-in wardrobe and private ensuite.
- **Outdoor Entertaining:** A low-maintenance backyard with plenty of room for outdoor activities, plus an undercover alfresco area ideal for year-round entertaining.
- **Double Garage:** Secure parking with additional space for storage.
- **Prime Location:** Only minutes from Warnbro Beach, local schools, shops, public transport, and parks, making it a convenient choice for everyday living.

#### Why You'll Love It:

- Modern design with stylish finishes
- Low-maintenance living, ideal for a busy lifestyle

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|                      |                |
|----------------------|----------------|
| <b>Price</b>         | From \$730,000 |
| <b>Property Type</b> | Residential    |
| <b>Property ID</b>   | 4609           |
| <b>Land Area</b>     | 491 m2         |

#### Agent Details

Tracey Clarke - 0406 671 720

#### Office Details

Wanneroo  
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Australia  
08 9206 1600



- A perfect blend of comfort, style, and convenience
- Close to all local amenities and beautiful beaches

Don't miss out on this fantastic opportunity to secure a well-located home in one of Warnbro's most sought-after streets. **Call Robyn today for further information 0409699769** or email [Robyn@urbanwa.com.au](mailto:Robyn@urbanwa.com.au) and see all that 8B Powis Way has to offer!

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