



4 Durford Street, Balga

3  1 

### Best Buy in Balga

After Months of looking for your first home, you have finally found one that tics all the boxes!

"I thought we were gonna have to settle for a little two bedroom place with no back yard, and then this awesome 3 Bedroom 408 sqm property came up and we just had to see it!" you say excitedly to your parents.

"Recently renovated kitchen, solar panels, Jarrah floor boards, big back yard, undercover patio..." You barely take a breath as you riddle off all the features of your new home. "Plus we have no neighbours across the road because it's the Balga Primary school oval!"

#### Features:

- Recently Renovated Kitchen
- Jarrah Floor Boards (Kitchen)
- Separate Living/family room
- Reverse Cycle Air Conditioning
- Solar Panels
- Covered Patio
- Opposite Open Grass Oval

#### Lifestyle

- 25m - Balga Primary School
- 60m - Fernhurst Crescent Reserve
- 220m - Public Transport
- 700m - North Metropolitan Tafe
- 1.2km - IGA & Shops
- 1.3km Stirling Leisure Centre
- 1.6km - Balga Community Centre
- 1.4km - Balga Cricket Club

 408 sqm

**From \$259,000**

ID# 12023100033



**Jonathan Clover**  
0439 688 075



**Jared Dimbleby**  
0434 142 008

The above information has been furnished to us by the vendor of each property. We have not verified whether or not that information is accurate and have no belief one way or another 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 enquires in order to determine whether or not this information is in fact accurate.