

FOR SALE



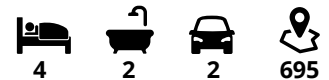
Real estate since 1948



14 Premier Circle, Spencer Park

Offers Above \$865,000

SPACIOUS FAMILY HAVEN IN A PREMIER LOCATION



- Peaceful, family-friendly setting close to schools & everyday amenities
- Expansive four-bedroom, two-bathroom family home
- Multiple living zones including lounge, family, dining & games
- Well-appointed kitchen with generous storage & workspace
- Reverse-cycle air conditioning complemented by a cosy tile fire
- Powered shed, undercover patio & generous backyard



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PROPERTY INFORMATION



Construction

- Walls: Brick
- Roof: Tile

Property Details

- Age of Home: 1999
- Zoning: R25

Rates & Fees

- Water Rates: \$1,603.03 pa (for the previous financial year)
- Council Rates: \$3,095.03 pa (for the new financial year 2025/2026)

Insulation & Heating / Cooling

- Air-conditioning
- Woodfire

Hot Water System

- Gas

Gas

- Connected to mains

Sewer/Septic

- Sewer

School Zoning

- Spencer Park Primary School
- Albany Senior High School

(NOTE: school zonings may change; buyers should make their own enquiries)

Other

- Approximate Stamp Duty \$36,283.20 ADMIN incl Mortgage Reg & Transfer Fee.

First Home Buyer: \$36,283.20 ADMIN incl Mortgage Reg & Transfer Fee.

Based on Listing price for Primary Residence use – no discount applying

Stamp Duty & Govt Grant Calculator 2025/26 available at;

<https://reiwa.com.au/advice/calculator-tools/stamp-duty-calculator-wa/>

Disclaimer

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