

FOR SALE



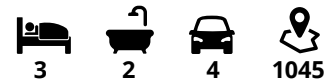
Real estate since 1948



31 Jeeda Close, Bayonet Head

LOW MILLIONS

HARBOUR VIEW RESERVE BOUNDED GRANDEUR



- Original two-level mansion on beautiful big garden lot
- Big upper sunroom, lounge, dining, meals, kitchen & living
- Downstairs utility room & huge family games room
- Big d/b garage, high d/b workshop & caravan/boat access
- Coveted & quiet water & bush view cul-de-sac locale



Tom Moir

0427 425 872

tom@wralbany.com.au

wellingtonandreeves.com.au

Main Office: 197 York Street, Albany
Branch Offices: 37 Strickland St, Denmark
& 37 Lowood Rd, Mt. Barker
Phone: 9841 1455

PROPERTY INFORMATION



Construction

- Walls: Brick
- Roof: Tiles

Property Details

- Age of Home: 1992
- Zoning: R20

Rates & Fees

- Water Rates: \$1643.28 pa (for the previous financial year)
- Council Rates: \$3672.22 pa (for the new financial year 2025/2026)
- Strata Fees:

Insulation & Heating / Cooling

- Fireplace

Gas

- Bottles

Phone / NBN / TV / Foxtel

- NBN available

Sewer/Septic

- Sewer

School Zoning

- Flinders Park Primary School
- Albant Senior Highschool

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

Other

- Approximate Stamp Duty \$53,595.70 ADMIN incl Mortgage Reg & Transfer Fee.

First Home Buyer: \$53,595.70 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

Although every care has been taken in preparing this document, Wellington & Reeves Real Estate, the Agents, nor any of their officers, agents, employees, representatives and advisers (Representatives) verify its accuracy. The information provided is not a complete or accurate statement of the information which a Recipient would need to determine whether to make an offer for the Property.