



## 5 Folland Parade Atwell WA

4  2  2 

You and your young family will enjoy the spacious internal feel of this four bedroom and two bathroom, brick and tile home which offers multiple living area options including a formal lounge at the front of the home, and an open plan living and games room positioned at the rear.

Step outside and onto your wrap around patio that not only keeps all the elements off the windows, it also overlooks the massive lawned backyard, with plenty of room for a pool, a workshop or simply space for the kids to run around and play.

This family sized offering is located in a handy spot, and within an easy walking distance to Atwell Primary School, transport links, parks and Stargate Shopping Centre, where you'll find the Local IGA and family chemist.

**Price** : \$ 552,000  
**Land Size** : 578 sqm  
**View** : <https://www.thriverealestate.com.au/sale/wa/southern-suburbs/atwell/residential/house/6759990>



**Derick Pitt**  
**08 9414 9440**