



Dream Home Site with Development Potential

Auction Location: Online Auction

Keen to secure your slice of real estate in Perth's stunning Northern beaches? This superb 802sqm corner block includes a well-presented family home and the opportunity to prosper from its development potential!

With its solid brick and tile construction and amount of land, it's perfect for an extension and/or renovation. Alternatively, you can start from scratch and build your coastal dream home or develop the site into two green title lots.

The comfortable 1972-built home features four bedrooms (three with ceiling fans and built-in robes), one bathroom with a tub, and two separate living areas. The kitchen has been upgraded with stainless steel appliances, including electric cooking and a dishwasher, plenty of storage, and a direct line of view to the adjacent alfresco and rear yard, where there's no end of space for kids and pets to roam.

There's also abundant parking - the single carport has drive-through access for an extra vehicle or trailer, the paved hardstand for a boat or caravan, further space in the driveway and even the lawn for those larger-scale occasions!

This section of the northern coastal corridor is hard to beat and poised for continued growth! Enjoy proximity to cafes and restaurants along West Coast

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Price SOLD for \$875,000
Property Type Residential
Property ID 29088
Land Area 802 m2

Agent Details

Adam Whitford - 0406 616 608

Office Details

Xceed Real Estate - Sales
 Level 8, 3 Hasler Road Herdsman,
 WA, 6017 Australia
 08 9207 2088

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Drive, Duncraig IGA, excellent schools, Hillarys Boat Harbour, and spectacular swimming and surfing beaches. You'll also appreciate the convenient bus transport nearby on Marmion Ave, and Greenwood Station for a quick commute to Joondalup or the CBD.

Contact Adam Whitford from Xceed Real Estate to register your interest in this outstanding property and opportunity on 0406 616 608.

Features include:

- Four bedroom, 1 bathroom family home c.1972
- Huge 802sqm corner block with development potential
- Two internal living areas
- Modern kitchen with stainless steel appliances
- Alfresco pergola overlooking huge rear yard
- Single carport with drive-through access
- Ceiling fans in 2 bedrooms
- Built-in robes in 3 bedrooms
- Bedroom 3/office with built-in shelving & desk
- Split system AC in the main living area
- Good sized garden shed
- Instantaneous hot water

Location (approx. distances):

- 100m (walk) Marmion Ave bus route
- 430m Tom Walker Park
- 650m (walk) Duncraig IGA
- 200m Sorrento Primary School
- 1.5km Duncraig Senior High School
- 1.2km Sorrento Tennis Club
- 2.4km Hillarys Boat Harbour
- 2.0km Sacred Heart College
- 3.3km Greenwood Station

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