

10 Russell Road, Madeley, WA 6065

House For Sale

Tuesday, 14 May 2024

10 Russell Road, Madeley, WA 6065

Bedrooms: 6

Bathrooms: 2

Area: 1413 m2

Type: House



Rash Dhanjal
0410564761



Neel Nanwani
0452334367

FIXED DATE SALE

Team Rash from The Agency proudly presents a rare and exceptional development opportunity at 10 Russell Road, Madeley. Accessible via Westbury Lane, this property spans 1413 sqm with dual zoning of R20/R40, situated in a vibrant urban community in the Northern suburbs of Perth. Merely a short drive from Perth's stunning beaches, this site offers a unique opportunity for developers to create a noteworthy project in a highly desirable area. This last remaining infill site in the area is primed for development, with potential to demolish the existing home and subdivide into three street-front lots, subject to council approval. Alternatively, the property can be tailored to accommodate multiple tenants or a single occupant, depending on the investor's strategy. For those considering a personal touch, the existing brick and tile home offers substantial living space that includes up to six bedrooms, two bathrooms, a study, and additional living areas such as a games room, formal dining area, and a sunken lounge. The open plan kitchen and casual dining area feature expansive sliding doors made of jarrah wood and glass, leading to well-maintained gardens and patios. The master suite includes a spacious bedroom with a walk-in robe and a large spa-bath in the ensuite bathroom. Located steps away from Madeley Plaza and Madeley Primary School, and in close proximity to Kingsway Shopping Centre, Kingsway Sporting Complex, Acclaim Kingsway Christian College, and Ashdale Senior High School, the property is also only 18 km from Perth CBD. This combination of location, size, and potential makes it an excellent prospect for both developers and families looking to expand or renovate. Offers are to be presented by the fixed date sale of June 4th, 2024, by 5 pm, with the owners reserving the right to accept an offer prior to the closing date. This property not only offers a significant development opportunity but also stands as a quality-built home that could be modernised to suit a range of needs and preferences. Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.