

**13 Knight Street, Langford, WA 6147**



**Sold House**

Thursday, 5 October 2023

13 Knight Street, Langford, WA 6147

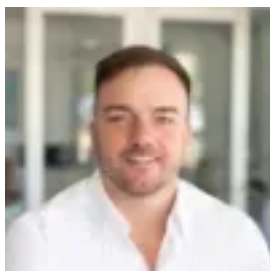
**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 683 m2**

**Type: House**



Shane Beaumont

0892030777

**\$540,000**

**WHAT WE LOVE:**The search is over, as this property will tick every box from both a home and investment point of view.The property is positioned on a corner and is a potential duplex site with the possibility to be subdivided while retaining the home, making it the best of both worlds.This property has been completely renovated so you can simply move in and enjoy from day one.The location is absolutely spot on with Hester Park just a short walk away along with public transport also. Click on the map and see for yourself!**WHAT TO KNOW:**Council Rates: \$1,630 per annumWater Rates: \$902.43 per annumLand Size: 683m<sup>2</sup>Year Built: 1979 but renovated 2023Rental Rate: \$600 approx per weekZoning: R17.5 - POSSIBLE R30 under City of Gosnells corner lot policy subject to approval.**WHO TO TALK TO:**Shane Beaumont0424 893 242sbeaumont@realmark.com.auOrAlison Caldei0450 312 141Acaldei@realmark.com.au