

14 Monument Street, Mosman Park, WA 6012



House For Sale

Friday, 3 May 2024

14 Monument Street, Mosman Park, WA 6012

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 1012 m2

Type: House



Marcus Sproule
0409990559



Ryan Coulter
0419932144

Offers by 28th May, 2024

Offers by 4pm, 28th May, 2024 (unless sold prior). In the heart of Mosman Park, near the Peppermint Grove border, discover the dazzling opportunity that awaits at 14 Monument Street. This enchanting 1950s original build sits on a sprawling 1,012sqm block, complete with the highly coveted R40 zoning. It's not just a property, it's a canvas for boundless imagination and potential. This property offers the perfect foundation for your vision - build your dream home on a massive landholding or develop into multi lot sites. Located at the enviable border of Peppermint Grove, you're perfectly positioned to enjoy both tranquility and the vibrant lifestyle that this prestigious area offers. Just a short walk away, the local café scene in Glyde & Gill St beckons, inviting you to indulge in your morning espresso as the world goes by, or, perhaps a leisurely stroll to the Royal Freshwater Bay Yacht Club is more your pace, where you can soak in the serene waterside & sailing ambiance. South Cottesloe beach is also a short walk away. The possibilities are as vast as the property itself. With R40 zoning, the potential to craft multiple dwellings or explore subdivision options is at your fingertips (subject to WAPC approval). Imagine the projects you could develop, the homes you could create, and the lives you could touch, all starting from this very spot. Imagine living where a short walk brings you to the local IGA for fresh, gourmet delights or daily essentials, local public & private schools, Coles shopping centre district, and it's a lifestyle that many dream of but few attain. Don't miss this sensational opportunity to secure your slice of Mosman Park heaven. Whether you're aiming to capitalise on the tremendous development potential, or craft your own dream residence, 14 Monument Street offers a world of opportunities, in a sought-after locale. Rates: Town of Cottesloe: \$2,069 p/a Water Corporation: \$1,235 p/a For further information, contact Marcus Sproule on 0409 990 559 or Ryan Coulter on 0419 932 144. 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.