

# 15 Carter Street, West Busselton, WA 6280



## House For Sale

Monday, 27 May 2024

15 Carter Street, West Busselton, WA 6280

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 901 m2

Type: House



Dennis Amour

0400207529

## Offers Above \$569,000

Is 15 Carter Street the next Diamond in the rough? Ideally located in West Busselton close to the West Busselton shopping center which features IGA, Pharmacy, Post Office, and Cape Cellars just to name a few. The property is under 1km walk to Busselton's beautiful beaches. Built in 1953 this cute Cottage could be restored to someone's comfy little weekender, or is this your first home? Have you watched all the renovation shows and thought you've got what it takes? If you answer YES to the above then 15 Carter Street is for you! Not to mention if you're an investor or looking for a property with development potential, this property sits on a 901sqm block, which with the City approval could be sub-divided. INTERNAL FEATURES INCLUDE:- 2 x large bedrooms- Separate front lounge- Beautiful wooden floors- High ceilings- Split system A/C to lounge area- Rear 3rd bedroom / sleepout EXTERNAL FEATURES INCLUDE:- Large 901sqm potentially sub-dividable block- Recently reroofed from tiles to tin- Cute character cottage façade with iconic picket fence- Large Shed- Rear Patio- Side access LOCATION: Ideally located within walking distance to several Public & Private Schools, extremely close to shops. As you can see by the drone photo the property backs onto the water diversion drain to the ocean, giving you a great walking path at your back door. There's no secret Busselton is booming and with multiple flights per week to Sydney & Melbourne, then with multiple companies flying in and flying out of Busselton, we are more now than ever a destination for families, retirees, and investors. Very rarely do properties at this price with so much potential including renovation and development come to market. The property is offered for sale by Private inspection only and will be sold "AS IS WHERE IS". If you're interest in this property don't delay and call Dennis Amour 0400 207 529 to arrange your private inspection. \*\*\*Prior to purchasing the property First National Real Estate Busselton requires the buyer to conduct their own due diligence including verification of details the agent has advised to you. The information provided to the agent comes from the vendor (and other 3rd parties including Landgate and local government authorities) and we confirm as agent we have no independent knowledge of the correctness of the information.