

# 165 Walter Road East, Bassendean, WA 6054



## House For Sale

Friday, 10 May 2024

165 Walter Road East, Bassendean, WA 6054

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 692 m2**

**Type: House**



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0470604340

## Fixed Date Sales

All offers presented on or before 21/05/2024. Owner reserves the right to accept any offer prior to this date. This property is being sold "AS IS WHERE IS".

**Generous 692sqm Land Size:**The expansive land area offers endless possibilities. Imagine creating your dream garden, setting up a play area for the kids, or even adding a pool. The choice is yours!

**3 Bedrooms, 1 Bathroom, and 1 Separate Toilet:**Ideal for families or those looking for extra space, this home boasts three well-proportioned bedrooms. The bathroom is conveniently located, and the separate toilet adds practicality.

**Featuring a practical single carport:**Offering convenient shelter for your vehicle while keeping it easily accessible.

**Handy Big Shed:**providing ample room to park two more vehicles securely. Whether you're a car enthusiast or simply need extra storage, this shed offers versatility and convenience, making it a valuable feature of this property.

**Ample Front and Backyard Space:**The front of the house provides ample room for parking multiple cars, a caravan, or even a boat.

**Renovate and Revitalize:**Step into this versatile property where the new owner can transform it into their dream home. With a little TLC, change the carpet, add a fresh coat of paint, and unleash your creativity with a kitchen and bathroom renovation. The expansive garden offers ample space for a complete landscape makeover. This house is brimming with potential, just waiting for your innovative ideas to bring it to life.

**Expand and Add Value:**Inside the house, there's plenty of room to consider an extension, giving you the opportunity to add more living space and modernize the layout. The generous lot also allows for the possibility of building an ancillary dwelling (granny flat), offering extra accommodation for family members or rental income.

**Demolish and Rebuild:**Situated on a generous 692m<sup>2</sup> lot, this property provides a prime canvas to build your dream home from the ground up. With an amazing location and a well-proportioned land size, this is a rare opportunity to secure your spot in the heart of Bassendean and create something truly special.

**Location, Location, Location:**--Schools and Daycare Options:Numerous schooling and daycare options are available nearby, ensuring convenience for families with children.--Bassendean Shopping Centre and Morley Galleria:A quick drive will take you to the Bassendean Shopping Centre and the Morley Galleria, both within a five-minute radius. Shop, dine, and enjoy the convenience of these retail hubs.--Local Shops, Food Halls, and Takeaway Spots:Within walking distance, you'll find local shops, food halls, and takeaway spots. Whether you're grabbing a quick bite or doing some grocery shopping, everything is conveniently accessible.--Bassendean Train Station:The Bassendean Train Station is less than 1.5 kilometers away, providing easy access to public transportation--Close Proximity to the Swan River:Just 1.5 kilometers away, you'll find the picturesque Swan River. Enjoy leisurely walks along its banks, take in the serene views, or explore nearby parks and reserves.

**Scenic Walking Trails:**The Swan River offers a network of walking and cycling trails. Consider starting your day with a refreshing riverside walk or bike ride.

**Water Activities and Recreation:**Launch a kayak, paddleboard, or canoe from nearby access points and explore the river's tranquil waters. Fishing enthusiasts will also appreciate the river's abundant fish species.

Explore nearby cafes, shops, and the picturesque Swan River just a short drive away. Don't miss out on this fantastic opportunity! Contact us today to arrange a viewing and make 165 Walter Rd East your new home.

**Disclaimer:** The information provided herein has been prepared with care however it is subject to change and cannot form part of any offer or contract. Whilst all reasonable care has been taken in preparing this information, the seller or their representative or agent cannot be held responsible for any inaccuracies. Interested parties must be sure to undertake their own independent enquiries.