

**227 Waterloo Street, Tuart Hill, WA 6060**



**Sold House**

Friday, 27 October 2023

227 Waterloo Street, Tuart Hill, WA 6060

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 870 m2**

**Type: House**



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**\$910,000**

This well located site on a flat, 870m<sup>2</sup> land parcel offers a rare chance to secure a solid investment in a sought-after location. With R-AC0/R40 zoning and a prime position, this property presents a golden opportunity for savvy investors and developers. **Property Highlights:** \* **Location:** Situated at the gateway to the CBD and Osborne Park Business District, this property boasts convenient freeway access, making commuting a breeze. \* **Land Parcel:** With a generous 870m<sup>2</sup> land parcel, this well located site provides ample space for future development, offering the potential of 8-10 apartments or for 3-4 units/townhouses (subject to council approval). \* **Versatile Zoning:** R-AC0/R40 zoning provides flexibility and opportunity for a diverse range of development options. \* **Tenant Option:** The property is in great condition and will be an attractive rental option while planning and executing your development strategy. \* **Amenities:** Enjoy unparalleled accessibility to all amenities, including the bustling Osborne Park business district, Main Street's popular café strip, public and private schools, and major shopping centres. \* **Central Location:** With its central location, you'll be strategically positioned to take advantage of the best that the area has to offer. \* **Investment Snapshot:-** Land Area: 870m<sup>2</sup> (approx.)- Zoning: RC-0/R40- Development Potential: 8-10 apartments or 3-4 units/townhouses (STCA)- Good condition rentable home in desirable location while awaiting planning approvals- Access: Direct freeway access to CBD and Main St Business District. Seize the opportunity to make your mark on this exciting property. Whether you're an investor looking for solid returns or a developer with a vision, this property offers the canvas for your ambitions. Act now and reap the rewards of this exceptional investment. For more information or to arrange a private viewing, contact Damien Lloyd from Ray White North Quays. Don't miss out on this chance to secure your future in a rapidly growing area! (Disclaimer: All information provided is deemed reliable, but not guaranteed. Prospective buyers are advised to conduct their own due diligence)