

23 Colne Way, Girrawheen, WA 6064

Initiative

House For Sale

Tuesday, 16 January 2024

23 Colne Way, Girrawheen, WA 6064

Bedrooms: 3

Bathrooms: 1

Area: 692 m2

Type: House



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EOI- LIVE, INVEST, DEVELOP!

Currently leased for 460 per week until April 2024. Actually rental appraisal 540 per week. Key Features: Versatile Layout: This 3-bedroom, 1-bathroom home is perfect for a comfortable family living experience. The carport, accommodating two cars, ensures ample parking space for you and your guests. Strategic Location: Nestled in the heart of Girrawheen, enjoy the convenience of being close to schools, shops, and public transport, making everyday life a breeze. Development Potential: Sitting on a substantial 692m² block with an R20/R40 zoning and potential for subdivision (SCAT), this property is a developer's dream. Unleash its full potential and explore the possibilities. You can also keep the existing and build at the back. Comfortable Living Spaces: Large separate formal lounge with split-type air conditioning, providing a cozy retreat. Open plan kitchen and dining area, ideal for family meals and entertaining. The main bedroom features built-in robes and split-type air conditioning for added comfort. The second bedroom and third bedroom are also equipped with built-in robes and individual air conditioning units. Big laundry with a separate toilet, ensuring practicality and convenience. Bathroom has just recently been renovated. Outdoor Amenities: A charming courtyard for outdoor relaxation and entertainment. A substantial shed offering additional storage space. Sustainable Living: Embrace an eco-friendly lifestyle with solar panels, contributing to energy efficiency and cost savings. Your Opportunity Awaits: This property is not just a home; it's an opportunity waiting to be seized. Whether you're looking for a residence, an investment, or a development project, 23 Clone Way has it all.