

31 Allinson Drive, Girrawheen, WA 6064

— Initiative

Sold House

Saturday, 23 September 2023

31 Allinson Drive, Girrawheen, WA 6064

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 782 m2

Type: House

\$580,000

Unique Dual-Living Opportunity in a Prime Girrawheen Location Prepare to be impressed by this exceptional property that offers not one but two fully self-contained residences, all behind a fully secured electric gate. Located in a highly desired pocket of Girrawheen, this versatile gem provides an exciting investment opportunity, perfectly suited for savvy investors or those seeking multi-generational living.

Main Residence (3 Bedrooms, 1 Bathroom): As you enter the main house, you'll be greeted by a spacious and comfortable living environment. With three well-appointed bedrooms and a modern bathroom, there's plenty of room for the family to spread out. The elegant wooden finish kitchen adds a touch of sophistication and practicality to the heart of the home. Ducted air conditioning ensures year-round comfort in the back house, allowing you to enjoy the perfect temperature no matter the season. The promise of fresh carpets in the bedrooms and living area adds a welcoming touch, making this property move-in ready.

Granny Flat (1 Bedroom, 1 Living, Kitchen, Bathroom): The separate granny flat offers a self-contained retreat with a bedroom, living area, kitchen, and bathroom. It's an ideal space for extended family members, guests, or even as a source of additional rental income. All you need to add is a portable electric or gas stove and you're good to go!

Additional Features: The property sits on a generous 782sqm block, zoned R20/40, providing the potential for future development (subject to council approval). A massive fully powered workshop is a valuable addition for those with hobbies, trades, or storage needs. The fully secured electric gate offers two access points, providing privacy and security for both the front and rear dwellings.

Location: Convenience is key, and this property delivers. It's strategically positioned close to Wanneroo Road, offering easy access to major routes, public transportation, shopping, and schools. This prime location enhances its appeal for both homeowners and investors alike.

Investment Opportunity: For astute investors, this property presents a golden opportunity. With two separate residences, you have the potential to enjoy dual rental income streams, significantly boosting your return on investment. Two incomes are indeed better than one, and this property offers precisely that.

Rental appraisals Granny flat - 300-330 per week house -460-480 per week Take advantage today!

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