

31 Marine Terrace, Middleton Beach, WA 6330



House For Sale

Wednesday, 8 November 2023

31 Marine Terrace, Middleton Beach, WA 6330

Bedrooms: 3

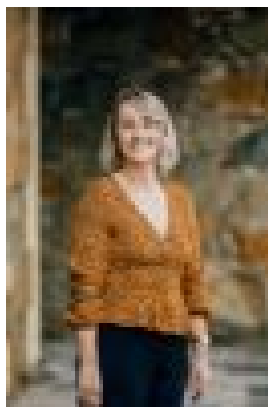
Bathrooms: 1

Area: 1012 m2

Type: House



Rob Mason
0411615806



Monique Hammond
0419486175

AUCTION

AUCTION ONSITE 2nd December, 2023 at 11am Well known and much loved, 31 Marine Terrace offers lifestyle benefits many only dream of. The modest, original weatherboard cottage has that classic beach house feel and is located on a quarter acre block on the second street back from Middleton Beach. Whether you are looking for a beach house, a site for your dream home, or have plans for a premium residential or tourist development, this offering should have your full attention. The home is well known to many as the blue beach house. It is built on a ridge in the middle of the block and is tucked behind a number of Peppermint trees at the front. It really is a charming little cottage! Providing up to 3 bedrooms plus a separate sleepout, and a very comfortable lounge room, the existing cottage is perfectly set up for summer holidays with family and friends. Entering via a generous ante room, the kitchen and wet areas are basic but functional. There is plenty of storage space under the house and just heaps of lawn area for playing and relaxing after you come back from the beach. Features include: - Original beach house with 3 bedrooms, sleepout/store and lounge - 1012sqm block with 20.12m frontage - Large front yard, plenty of parking space - Fenced rear yard - Residential / Tourist Zoning - R40/60 allowing up to 4 residential or 6 tourist dwellings (STA) - Approximately 250m to Middleton Beach - Such an easy walk to the beach, park, surf club, cafes, bars and restaurants Auction Terms: - \$50,000 deposit - To be sold "as is" - Settlement 31st January, 2024 with vacant possession Register your interest: Please register your interest early on this prime Middleton Beach property by contacting Rob or Monique on 0411 615 806 or 0419 486 175. The property will be open each Saturday at 10.30am up to and including the auction day. Additional Opportunity: The neighbouring property to the rear, 30 Golf Links Rd, is being sold alongside this property. The auction for 30 Golf Links Rd will take place immediately after the auction for 31 Marine Terrace and will be held at 31 Marine Terrace. It is also an undercapitalised property on a 1,012sqm block. If you were to purchase both, they offer half an acre (2,024m²) of land with dual road frontage. Total development potential is 9 residential or 13 tourist dwellings (STA).