

**31 Robinson Street, Gingin, WA 6503**

**House For Sale**

Tuesday, 16 January 2024

**31 Robinson Street, Gingin, WA 6503**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 2046 m2**

**Type: House**



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**\$230,000**

Looking for an investment opportunity? Well you have just found it! What a great opportunity for you to enhance this property to its former potential or demolish & build your dream home on 2046m<sup>2</sup>....Land Size: 2046m<sup>2</sup>Zoning: Residential R10 (future subdivision opportunity)Shire Rates: \$1800 approx.Features:- Brick & tile home built in the 1960s- 3 bedrooms - 1 bathroom - Separate lounge room and dining - Shed- Walking distance to the local school, Hotel, Parks, Hardware, Nutrien Ag, IGA, Butchers, Chemist, Doctors, Bank, Post Office and More.- We can refer a variety of local or metro builders to develop your dream home, just call our team for help.Location:- 1km to Gingin shops ect- 200m to the local school - 20 minutes to Muchea Townsite- 30 minutes to Guilderton / Moore River- 35 minutes to Yanchep- 50 minutes to Joondalup- 55 minutes to Perth Airport For more information or to inspect the property please don't hesitate to contact our team...Adam Shields Realty:M: 0429 104 760E: adam.shields@nh.com.auSales representative / Personal Assistant:Aimee ShieldsM: 0436 300 466E: aimee@asr.teamThis information has been prepared to assist in the marketing of this property. While all care has been taken to ensure the information provided herein is correct. Adam Shields Realty/ Nutrien Harcourts do not warrant or guarantee the accuracy of the information, or take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.