

35 Chelsfield Street, Gosnells, WA 6110



Sold House

Wednesday, 23 August 2023

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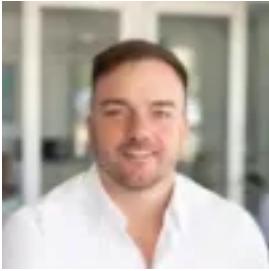
Bedrooms: 4

Bathrooms: 1

Parkings: 4

Area: 888 m2

Type: House



Shane Beaumont
0892030777

\$515,000

A BIT ABOUT MYSELFThe search is over, as this property will tick every box from both a home and investment point of view. The lot be subdivided while retaining the home, making it the best of both worlds!***The floor plan consists of 4 bedrooms , 1 bathroom, room and a separate workshop that also has a games room attached. Outdoors you can really enjoy a spacious yard with plenty of room for the kids to play or pets to roam on the huge 888m2 with dual frontage.A first home should not only be a great place to enjoy and call your own but also an investment for the future and with the development potential here you certainly on to a winner!**WHAT TO KNOW**Council Rates \$1,650 per annumWater Rates \$943.32 per annumLease - Currently leased at \$530 per week until 8/1/24 with a great tenant.Current market rate- \$550-600 per week approx.Year built-1972Zoning -R17.5 but with the tps6 amendment 142 corner lot bonus you can apply for R30 zoning making it a potential duplex site or even triplex subject to WAPC/council approval)Lot size- 888m2**WOULD BE PERFECT**InvestorsYoung familiesFirst home buyersDevelopers** Subject to council approval**WHO TO TALK TO**Call Exclusive Listing Agent Shane Beaumont today and put this at the top of the list when it comes to finding your next home!*Disclaimer:The above information is provided for general information purposes only and may be subject to change.No warranty or representation is made as to theaccuracy of the information and all interested parties should make their own independent enquiries relating to the information provided and place no reliance on it.