

35 WARREN RD, Bullsbrook, WA 6084



Sold Farmlet

Saturday, 18 November 2023

35 WARREN RD, Bullsbrook, WA 6084

Bedrooms: 4

Bathrooms: 2

Area: 10 m2

Type: Farmlet



Mukesh Chopra

Contact agent

OPPORTUNITY NOT TO BE MISSED • PRIME LOCATION IN THE NEW INDUSTRIAL NORTH • LAND AREA 108,102 SQUARE METRES • EXCELLENT EQUINE INFRASTRUCTURE

The property is located in the South Bullsbrook Industrial Precinct. This North of Perth industrial area was created due to the scarcity and expense of larger parcels of industrial land closer to Perth and is undergoing continual development due to its easy access to the North of Western Australia and Australia as a whole. The site currently has great access North and South via the Great Northern Highway which will connect to the NorthLink WA Highway from Perth to Muchea and later the Perth to Darwin National Highway. The award winning NorthLink WA will provide a vital, state of the art transport link between the Perth suburb of Morley and Muchea. It will reduce travel times and congestion, and provide significant productivity benefits to the economy, industry, motorists and local communities. The \$1.12 billion NorthLink WA will link to Gateway WA, servicing regional traffic movements to commercial and industrial areas such as Malaga, Kewdale, Perth Airport and the Perth CBD.

ZONING: The property is zoned General Industrial under the City of Swan Local Planning Scheme No.17, South Bullsbrook Industrial Precinct, Local Structure plan 1. This property is located in close proximity to Stock Rd, which will be the road train access into the planned Perth to Darwin Highway known as Northlink WA. The property have 13 large paddocks, 7 smaller paddocks all are fenced, sheltered and have reticulated water, the stand alone barn has 3 single and 2 double stalls and tack room. Adjoining is a 220 square metre machinery/hay storage shed, there is also a lovely 4 bedroom/2 bathroom home. For more information please contact: Mukesh Chopra M:0433 033 637

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