

37 Maritana Street, Morley, WA 6062



Sold House

Friday, 1 September 2023

37 Maritana Street, Morley, WA 6062

Bedrooms: 3

Bathrooms: 1

Area: 1012 m2

Type: House



Nigel Ross
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\$670,000

Doubling as a terrific investment property, this well-maintained 3 bedroom 1 bathroom home is comfortably nestled on a massive 1,012sqm (approx.) block and has exciting subdivision potential attached to it, opening up your future to a host of endless possibilities. There is scope to retain the existing house and subdivide at the rear, leaving more than enough room to build a very large new residence, or simply sell off the huge back block once subdivided. You can even demolish the current dwelling to end up creating two fresh side-by-side lots with frontages of 10.06m (approx.) each. Or, alternatively, start afresh and build an enormous family home, taking full advantage of the entire block in the process. For now, enjoy the beauty of stunning wooden Jarrah floorboards that grace the lounge room, dining room and bedrooms, helping preserve the property's original warmth, charm and character. The open-plan kitchen and meals area is separate yet not too far removed from where conversations usually take place, comprising of tiled splashbacks and gas cooking. At the back of the floor plan lies an additional room that can be utilised as either a games room or second lounge, depending on your personal needs. Off here lies an enormous backyard with a paved area for outdoor entertaining, plus plenty of space for you to do as you please. The kids and pets will love it outside, that's for sure. With opportunity comes convenience and the fact that lush local parks and public transport are only walking distance away from your front door. The likes of Hampton Senior High School, other fantastic educational facilities, local shopping villages, the Galleria Shopping Centre, the future Morley Train Station and major arterial roads - for easy access to the city, Perth Airport and our picturesque Swan Valley, are all just a matter of minutes away in their own right. What a spot. Contact Nigel Ross today to find out more about this very promising property! Features include, but are not limited to:

- 3 bedrooms, 1 bathroom
- Front lounge room
- Dining room
- Open-plan kitchen and meals area
- Practical bathroom with a separate shower and bathtub
- Separate laundry with external access for drying
- Bedroom ceiling fans
- Second games/lounge room at the rear
- Jarrah floorboards
- Feature ceiling cornices
- Skirting boards
- Security doors and screens
- Gas hot-water system
- Garden shed
- Huge backyard
- Double side-gate access to the rear of the property
- Massive leafy 20.12-metre (approx.) frontage
- Huge 1,012sqm (approx.) block with exciting subdivision potential