

39 Willcock Street, Ardross, WA 6153

House For Sale

Wednesday, 13 March 2024



39 Willcock Street, Ardross, WA 6153

Bedrooms: 4

Bathrooms: 3

Parkings: 8

Area: 632 m2

Type: House



Rosanne Baker

0893168300

Offers over \$2.4 mil

Riseley Activity Centre - Potential for 4 Storey - R50/Commercial - City and River Views
Impressive family home designed by award winning Architect Phil Faigen to include room for he and his wife to conduct their respective businesses. Filled with light, air, colour and interesting features this property offers an opportunity to live in an amazing home whilst working under the same roof OR provide excellent rental income and a mixed use development site for the future.
TOP FLOOR (disabled lift access) • 2 double bedrooms, one with balcony, hanging herb garden and city views • Master has walk in robe and en-suite • 2 bathrooms, separate toilet • Timber floors, leadlight features • Library, eye catching huge circular window with remote internal and external blinds • Views through a magnificent Leopard tree • Fantastic Kitchen, floor to ceiling cabinetry, triple fridge space, stone bench tops • Dining and Cinema Area- built in cupboards and glass display cabinet • Outdoor entertaining BBQ deck with manual service lift • 8 x 6 m conference room or Studio, kitchenette and toilet. (can be separated from the home) • Lobby with internal or lift access.
MIDDLE FLOOR • Guest area or 3rd Bedroom with plenty of walk in storage • 3rd Bathroom with spa • Hobby room or 4th Bedroom with storage • Relaxing pool deck and 12 metre lap pool with cover
GROUND FLOOR • Over 123sqm of lettable self-contained office with own power meter • Reception, drawing office, managers office, separate work station and meeting room • Kitchen, storage and 2 toilets • Built to comply with commercial fire and safety standards
The ground floor office area could easily be converted to a residential space for a large or multi generational family.
ALSO 3 parking bays including disabled at the front and secure gate access to drive through to parking at the rear, also internal access from extra wide double under croft garage and storage. Air conditioning, solar panels, reticulation, potting shed, bike storage, raised garden beds and security cameras. Room to park a boat or camper
Walking distance to Applecross High School, the post office, pharmacy, good restaurants and a variety of shops. A pleasant stroll from the river. ONE OF A KIND!!!!
First inspections by appointment only. You are welcome to call Rosanne Baker 0408 903 575