

396 Light Street, Dianella, WA 6059



Sold House

Friday, 10 November 2023

396 Light Street, Dianella, WA 6059

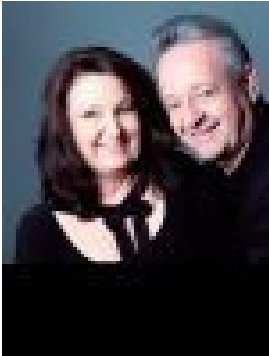
Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 736 m2

Type: House



Mark Passmore
0892750388



Debra Passmore
0411888138

Contact agent

Perfectly positioned in one of Dianella's most convenient and sought after pockets, with a host of local amenities at your fingertips, this original 3 bedroom, 1 bathroom mid-century cottage inspires exciting possibilities for the future. Situated on a generous 736sqm block (zoned R40), and retaining much of its period charm, including untouched timber floorboards, an original fireplace plus generous room sizes, the options* here are truly endless. • Continue renting* the cottage out whilst you plan your next move; • Move in and landbank the site for the future; • Retain, renovate and either enjoy the huge backyard or potentially subdivide • Demolish and develop into multiple new home sites; • Demolish and build the home of your dreams • Purchase the neighbouring property at #394 which is also available, for a combined 1472sqm mega site. Regardless of what option you choose, you can buy with confidence knowing the location here is second to none! The Dianella Plaza shopping centre is only 4 minutes away (approx.), whilst Morley Galleria and Coventry Village are both within walking distance. For those who enjoy an active lifestyle, Dianella Regional Open Space with its walking tracks and sporting ovals is virtually at the end of the street. You have several private and public schooling options nearby including Infant Jesus Primary, Morley Primary, John Forrest SHS and Chisholm Catholic College, whilst the nearest City bound bus stop is merely 500m away (approx.) on Walter Road. Add to this the fact the CBD itself is under 10kms away, and 396 Light Street is a rare opportunity simply too good to miss! *PLEASE NOTE: 1) THE PROPERTY IS TO BE SOLD ON AN "AS IS-WHERE IS" BASIS 2) THE PROPERTY IS CURRENTLY LEASED AT \$300 PER WEEK. 3) ALL AREAS & DIMENSIONS PROVIDED ARE APPROXIMATE ONLY AND ARE SUBJECT TO SURVEY 4) ALL DEVELOPMENT IS SUBJECT TO COUNCIL & WAPC APPROVAL For further details, please contact Mark & Debra Passmore on 0411 870 888 / 0411 888 138 or email mark@passmore.com.au ***Passmore Real Estate wishes to advise that whilst every care is taken in the preparation of these details, they MUST be verified if relied upon, before entering into any Contract of Sale***