

3b Walgreen Place, Calista, WA 6167



Sold House

Monday, 22 January 2024

3b Walgreen Place, Calista, WA 6167

Bedrooms: 3

Bathrooms: 1

Type: House



Jade Shani

0401522584

\$369,000

Perfect location, easy walk to everything. Priced to sell this 3 bedroom 1 bathroom home has amazing potential for the right buyer to grab a property at a lower price point and make the necessary improvements to achieve immediate capital growth. With prices on the rise consistently every month in Kwinana, don't let this opportunity be the one that got away.....**INSIDE:** This solid brick home is NOT in perfect condition and will need some love and attention to make it beautiful again. New floors, a fresh coat of paint, and kitchen and bathroom renovations will serve you well for that immediate capital boost. This home is in an excellent location being in a small cul-de-sac just across from adventure park and walking distance to everything that the Kwinana town centre has to offer. Its possible to live here without driving. **OUTSIDE:** The garden is a good size and ready for you to make your own. Some established plants are already there but its a basic blank canvas to make it your way. **INVESTORS:** With Rentals in high demand, this could be perfect to addition to your portfolio. A full renovation is going to be needed before renting out however after completion you could expect returns of \$500 per week or more depending on your renovation standards. **LOCATION:** This property is situated in a great location with close proximity to Kwinana shopping centre, transportation options, and easy access to major roads such as Thomas Road, Rockingham road and the Kwinana Freeway. There is also local schools within walking proximity both private and government. **HOW TO VIEW:** The first inspection time is advertised. If not sold this weekend then private appointments will be available after. **PROPERTY PARTICULARS:-** Build Year: 1967- Block Size: 426 sqm- House size: 90 sqm- Zoning: R20- Council Rates: TBA Per year - Water Rates: \$816.35 Per year Contact Jade Shani for more information or to have a chat and see if this property is going to meet your needs. Please note this home is being sold "as is" in regards to electrical, gas and plumbing which means seller warranties will not apply, building inspections are welcome however and the structure will be warranted. This advertisement has been written to the best of our ability based upon the Sellers information provided to us. Whilst we use our best endeavours to ensure all information is correct, Buyers should make their own enquiries and investigations to conduct personal due diligence of the property.