

# 40 Cheriton Street, Perth, WA 6000

## Other For Sale

Thursday, 13 June 2024

40 Cheriton Street, Perth, WA 6000

**Bedrooms: 2**

**Bathrooms: 1**

**Type: Other**



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## CONTACT AGENT

VERSATILE DEVELOPMENT PROPERTY MULTIPLE DEVELOPMENT OPTIONSEXCEPTIONAL INNER CITY LOCATIONEXISTING PASSING INCOMEAn outstanding, rarely offered opportunity to purchase substantial property in a rapidly growing, tightly held and highly sought after CBD location! Currently configured and utilised as a leased showroom and warehouse, the property boasts a superb location, being brilliantly positioned in proximity to the Perth CBD, Northbridge, and Mt Lawley, with immediate and easy access to main arterial routes and freeway on ramps. With a preferred Mixed Use R100 zoning, the property affords attractive multiple options for development, including commercial, mixed use commercial and residential, multi-storey construction, or bespoke, purpose built commercial development. PROPERTY HIGHLIGHTS- Rare Inner City green titled development lot - Preferred and developing inner city location- 1020m<sup>2</sup> of land area- 20.20 metre frontage to Cheriton Street- Zoned mixed use R100 - Multiple development options- Holding Income with potential increase to yield - Uninterrupted city views locationLOCATION BENEFITS- Central Inner city location- Neighbouring Highgate, East Perth, Mt Lawley and Perth CBD- Walking distance to East Perth Train Station- Adjoining Norwood Park recreational facility - Close to childcare facilities and healthcare- Easy and immediate access to Freeway on ramps- Minutes to Graham Farmer Freeway- Close to proposed East Perth Power Station Redevelopment - Short distance to HBF Park and Loton Park Tennis Club- Close to all amenities, shopping, and public transport For further information, contact the exclusive selling agents.