

45 GREGORY STREET, Belmont, WA 6104



Sold House

Monday, 28 August 2023

45 GREGORY STREET, Belmont, WA 6104

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 991 m2

Type: House



Peter Hall

0416196438

\$560,000

45 Gregory Street Belmont. Open by Appointment. Contact Tim Tyler 0418 946 970 In a prominent position, this well-positioned house sitting on 991sqm (approx) green titled block is nestled in the heart of family-friendly Belmont. The choices/Options, retain the existing house or knock it down and rebuild your dream home or redevelop into an investment success story. The property is being Sold in an "AS-IS" Condition. The Block- Depths of 53.63 m with front and rear dimensions of 18.47 m (approx)- 991sqm- Zoning R20- Well positioned. Be wowed by the size of the backyard- Nestled in the heart of Belmont - Build your dream home. Seize this rare opportunity that only ever comes once in a lifetime, it's all about LOCATION, LOCATION, LOCATION Superbly located in close proximity to: - Private colleges/schools, (Alta-1 College - Belmont Campus, Belmont Primary School, Notre Dame Catholic Primary School and St Maria Goretti's Catholic School) Close distance/short drive- Perth CBD- Local parks- Swan River- Belmont Forum- Perth Airport- Belmont Oasis and Volcano Park- Belmont IGA- Public transport along Great Eastern Highway, Hardy Rd, Epsom Ave- Nearby you will find shops, cafes, Crown Entertainment Complex, Victoria Park, and Perth City. Outgoings: Water Rates \$1,045.00 p/a (approx) Shire Rates \$1,432.68 p/a (approx) Who to talk to: Please contact Tim Tyler 0418 946 970 or email tim@tylerandsons.com.au or sales@tylerandsons.com.au