

46 Mathoura Street, Midland, WA 6056



Sold House

Wednesday, 23 August 2023

46 Mathoura Street, Midland, WA 6056

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 1052 m2

Type: House



Michael Keil
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\$495,000

Capitalize on boundless potential with this charming three-bedroom home, positioned on a sprawling 1052 SQM block. This sensational property is zoned R40/80, delivering a rare development opportunity! Enviably positioned just moments from Midland Gate Shopping Centre, renowned schools and vibrant restaurants, the lifestyle on offer here is fantastic! Set back from the street, the classic facade of this home is adorned by mature trees and features tones of cream and orange. Beyond the sweeping front porch, the home opens with a foyer-style entrance. Immediately, you will notice the stunning Jarrah flooring and high ceilings. The large formal lounge is complete with a fireplace with a brick mantle, the perfect space in which to unwind after a long day. A well-equipped country-style kitchen with a gas cooktop ensures a great setting for meal preparation. The master bedroom is very spacious and provides an excellent parental retreat. Two double-sized secondary bedrooms are close enough to the primary bathroom, ensuring enough room for a family. A large sleepout offers a versatile space that could be used as another bedroom, a study or a games room. Transitioning from indoor to outdoor, you will see the enormous backyard with sprawling grass. A fantastic development opportunity in the most central of locations, this is one you will want to see! Contact Michael Keil today to register your interest.

Property Features: 1052 SQM R40/80 Block Potential for a sensational apartment development Charming 1940s cottage home that is currently tenanted Front porch Formal lounge with fireplace Large master bedroom Two double-sized secondary bedrooms Country-style kitchen with gas cooktop Large sleepout with potential use as a games room, additional bedroom or study Primary bathroom with vanity and combined shower and bath Laundry Separate WC Beautiful grassed backyard with trees Long driveway with gated carport Beautiful Jarrah floorboards throughout Long term tenant keen to stay on High ceilings Water Rates: \$861.47 pa Council Rates: \$1,800.00 pa Currently tenanted on a periodical tenancy at \$320 pw.

Location Features: Walking distance to Midland Gate Shopping Centre Right next to Midvale Primary School Short drive to St John of God Hospital Close to public transport

Expressions of Interest Close 10 August 2023 at 6pm (unless sold prior). Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.