

54 Cooper Street, Mandurah, WA 6210

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PROPERTY

Sold House

Friday, 1 March 2024

54 Cooper Street, Mandurah, WA 6210

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 791 m2

Type: House



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Contact agent

Welcome to a rare opportunity presented by Team Miles from Acton | Belle Property! Situated on a spacious 791 sqm corner block in the vibrant heart of Mandurah, this property beckons with endless possibilities. Strategically positioned within Mandurah's "Strategic Center", this property offers a canvas for astute investors to explore diverse avenues. The City of Mandurah invites innovative applications to maximise the potential of this prime location, fostering the growth of the central Mandurah precinct. The City's Local Planning Strategy, approved in 2022, encourages medium to high density residential development and allows mixed use. Convenience is key here, with easy access to transportation services including train and bus routes. Enjoy proximity to Mandurah Forum shopping centre, Mandurah Recreation and Aquatic Centre, the picturesque foreshore and cafe strip, Mandurah Marina, and pristine beaches, all just moments away. Whether you're envisioning a fresh start or seeking to capitalise on the existing dwelling, this property presents an exciting opportunity. While a little tender love and care may be in order, rest assured that a contented tenant of seven years has called this place home. Boasting three spacious bedrooms and three generous living areas, the residence features a kitchen with ample storage space and surprisingly large laundry and bathroom facilities, complemented by a separate toilet. The home has seen some updates along the way including new gutters installed in 2023 and the flooring was freshened up a few years ago. The original lounge room is adorned with high ceilings, intricate cornice details, and an art deco-inspired ceiling rose, harking back to its inception in 1946. At the rear of the property, discover a semi-enclosed carport with its own side access, providing secure parking for up to four cars and ample space for storage. Mandurah, renowned as a sought-after lifestyle and holiday destination, consistently earns tourism accolades and fosters a vibrant community ripe with opportunities for growth. Embrace the potential of this remarkable property! Contact Team Miles today to register your interest and secure an in-person viewing scheduled for early March. Don't miss out on this chance to shape your dreams in Mandurah's dynamic heart! Council Rates Approx. : \$1716.71 Water Rates Approx. : \$1,211.88 This property is being sold on an "As Is Basis" video inspections are available and inspections will be advertised. INFORMATION DISCLAIMER: This information is presented for the purpose of promoting and marketing this property. While we have taken every reasonable measure to ensure the accuracy of the information provided, we do not provide any warranty or guarantee concerning its correctness. Acton | Belle Property Mandurah disclaims any responsibility for inaccuracies, errors, or omissions that may occur. We strongly advise all interested parties to conduct their own independent inquiries and verifications to confirm the accuracy of the information presented herein, prior to making an offer on the property.