

69 Wilber Street, Rossmoyne, WA 6148



Sold House

Friday, 20 October 2023

69 Wilber Street, Rossmoyne, WA 6148

Bedrooms: 4

Bathrooms: 1

Parkings: 1

Area: 850 m2

Type: House



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\$1,368,000

This character-filled 4 bedroom spacious family home sits on a green title block - 850m² in size. Well situated in the highly sought-after Rossmoyne Primary and Rossmoyne High School zones. What does R40 allow you to do? R40 Development Opportunities (STSA) - Duplex potential - 2 larger Green Title blocks - Triplex Potential - 3 Survey Strata blocks BONUS: 20.1m Street Frontage, Level Block, Wide Verge and North Facing** Proposal of subdivision options will be provided at the first home open. Located in a quiet family-friendly street surrounded by parklands, Rossmoyne Primary School is a short walk down Wilber Street whilst Rossmoyne High school is a slightly further walk across the footbridge over Leach Highway. Key Features of existing very rentable home while you plan your development: * Master bedroom and 2 further additional bedrooms * Fourth bedroom leading off lounge * Family bathroom with corner bath, shower and toilet * Cosy separate formal lounge * Huge open plan family lounge, dining room and kitchen all overlooking back yard * Large kitchen with ample storage spaces * Separate Laundry including additional toilet with access door to the rear * Private spacious undercover patio for outdoor entertaining * Massive backyard area and front area for a game of backyard cricket or football * Undercover Single Garage * A split system in the formal lounge NB: This home will be sold in the "AS IS" condition Convenience at your doorstep: * Only 300m walk to Rossmoyne Primary School * Merely 400m walk to Rossmoyne Senior High School * A short 600m stroll to Rossmoyne Shopping Centre * A pleasant 900m stroll to the Canning River * Approximately 1.4km to Bull Creek Train Station (All distances, and measurements are approximate) The Canning River, local shops, sporting facilities, and public transport links are all within a few minutes of your front doorstep. Easy Access to Leach Highway, Kwinana Freeway, Perth CBD, Curtin and Murdoch Universities, All Saints College and Bull Creek Train Station, all within a 15-minute drive. Call Michael and Diane Sheppard on 0433 275 080 for further information Council Rates: \$1,945.74 Water Rates: \$1,303.65 DISCLAIMER: Whilst every care has been taken with the preparation of the details contained in the information that has been supplied, which we believe to be correct, neither the Agent nor the client, guarantee their accuracy. All interested persons are advised to make their own inquiries and satisfy themselves in all respects. The particulars contained are not intended to form part of any written contract.