

9 Strathearn Road, Forrestfield, WA 6058

House For Sale

Thursday, 30 May 2024



9 Strathearn Road, Forrestfield, WA 6058

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 1012 m2

Type: House



Nick Mitchell
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From \$675,000

It's simple! You can secure your future today by purchasing this incredible investment opportunity. This is the complete Forrestfield property package. A neat and tidy three bedroom one bathroom home with dual living spaces, central kitchen and a great current tenant. Best of all, this property has some future potential thanks to 1012 sqm of R25/R60 flat, rectangular land. This means that you can buy this property today and start reaping the benefits immediately, while holding onto your landbank and profiting off an exciting development opportunity sometime in the future. The gardens out the front and back are both easy care with a load of parking space available for toys, cars, boats and more. There's a single carport to the right hand side providing potential through access to the rear and a touch of modern rendering adds some flare to your street appeal. Inside this home is neat and tidy and would suit investors or owner occupiers alike. It is comfortable and has plenty of space for young families or first home buyers. A charming 'cottage style' property with beautiful hardwood flooring and original features. There's a central kitchen in the home's 'heart' which overlooks airconditioned main living spaces. The master bedroom is large, while the third bedroom is off the enclosed patio extension area which has traditionally been used as a separate games room. Out the back there is an entertainers patio and a huge block that is truly a blank canvas for what ever you can imagine. Subject to the approval of all relevant authorities this property has some exciting options. 1. Love the home as it currently stands and build your dream oasis in the massive back yard. 2. Retain the current dwelling and build a new big property at the rear 3. Demolish the existing home and develop the block into 3 or 4 sites 4. Potentially use the higher R60 zoning to construct apartments! We make no guarantees and recommend all interested parties speak directly to the City of Kalamunda for further clarification. Features include: - Three bedrooms 1 bathroom - Character home with Jarrah flooring - Central kitchen - Built in 1966 Approx 127 sqm of living space - Huge block over 1000sqm - Zoned R25/60 - Incredible development potential - Easy care and currently tenanted until 22/09/2024 - Current tenant paying \$530 per week - Water rates: \$1,058.79 p/a (approx.) - Council rates: \$1,885.07 p/a (approx.) What else could you want? It's time to call The Mitchell Brothers before someone else beats you to it. Alex Mitchell - 0404 122 943 Nick Mitchell - 0415 833 131 Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contract.