

92 Broome Street, Cottesloe, WA 6011



House For Sale

Saturday, 23 September 2023

92 Broome Street, Cottesloe, WA 6011

Bedrooms: 5

Bathrooms: 2

Parkings: 1

Area: 802 m2

Type: House



Deborah Brady
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Call for Details

Contour & Feature Plan Survey available upon request from Agent. Positioned on an impressive 802sqm parcel, this solid 1950s family residence in the heart of Cottesloe encapsulates coastal living, offering both character and untold potential. Given the views of the Indian Ocean and Sea View Golf Course 92 Broome Street Cottesloe offers the tantalizing prospect of a grander vista, achievable with a strategic second-storey addition or a brand-new home site. Directly opposite Seaview Golf Course and Seaview Kindergarten, the home perfectly blends leisure and family life. An enclosed, light-filled front veranda, framed with practical blinds for the afternoon sun, welcomes you. Inside, the front lounge beckons relaxation, enhanced by a large picture window and a decorative fireplace. Adjacent, the dining area connects seamlessly, with French doors leading to a tranquil side terrace. Benefitting from its prime location, with great cafes and restaurants just a short stroll away and Cottesloe Beach on your doorstep, promising sun-soaked days and sunset evenings. Meanwhile, Cottesloe Station, The Boatshed Market, Napoleon Street, and Cottesloe Tennis Club are all within easy walking distance, weaving convenience into the fabric of this idyllic coastal lifestyle. Constructed of solid brick and tile, the home's single-level undercroft design remains a nod to its 1950s origin. Original Jarrah floorboards run throughout, leading to an original kitchen equipped with a free-standing stainless steel oven, a walk-in pantry, and ample storage. Each of the five bedrooms is generously proportioned, with built-in robes and high ceilings. Modern comforts haven't been overlooked, with ducted reverse-cycle air conditioning and instantaneous gas hot water ensuring year-round ease. Outdoors, the paved alfresco terrace offers the perfect spot for backyard cricket or relaxation, complemented by a convenient outdoor WC. The expansive front and rear lawns, reticulated gardens, and mature trees provide space and privacy, echoing the vast beauty of the nearby parklands and coastline. Property External Dimensions: Frontage: 20.12 metres, Depth: 39.87 metres. Features include: Family character home - built in 1958 Sprawling 802sqm block Fantastic location opposite Seaview Golf Club Single-storey brick and tile with undercroft Five bedrooms with built-in robes, two bathrooms Spacious living and dining area Original Jarrah floorboards throughout Ducted reverse cycle air conditioning Original yet well-maintained kitchen and bathrooms Bore-reticulated lawns and gardens Rear paved alfresco with shade sail Single lock-up garage with new remote roller door Enormous potential to renovate or re-build Location (approx. distances): 220m Seaview Community Kindergarten 140m Seaview Golf Club 400m to Il Lido Italian Canteen 500m to Indigo Oscar 560m Cottesloe Station 240m John Street Cafe 530m Cottesloe Tennis Club 760m The Boatshed Market 1.1km Cottesloe Primary School 1.2km to Ocean Beach Hotel 1.5km Presbyterian Ladies College Contact Deborah Brady today on 0405 570 903. The Seller and their Agent make no representations or warranties regarding the outlook from the existing home or new build.