

189 Fern Road, Wilson, WA 6107



House For Sale

Sunday, 23 June 2024

189 Fern Road, Wilson, WA 6107

Bedrooms: 3

Bathrooms: 2

Parkings: 6

Area: 1012 m2

Type: House



Cristina Spinella
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Kathryn Perin
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EXPRESSIONS OF INTEREST

Your Local Rays of Sunshine welcome you to 189 Fern Road, Wilson. Picturesque Gem Discover your perfect home. Nestled in a serene and picturesque location, this charming 3-bedroom home is just metres from the scenic Canning River and the beloved 'Lo Quay River Café'. This property offers a unique blend of tranquillity and convenience, making it an ideal choice for astute buyers and visionaries alike. A Nest Egg Opportunity Set on a generous 1012sqm Green title lot zoned R25, this property is not only a solid family home but also a smart investment. With potential 180-degree river views and sub-division potential (STCA), this is a rare opportunity to secure a valuable asset in one of South of the River's best-kept secrets. Imagine the possibilities - whether you're planning to develop, renovate, or simply settle in and watch your investment grow. Functional and Inviting Home Perched on an elevated block, this home offers a comfortable and functional layout. The large open kitchen with an adjoining study makes meal preparation and working from home a breeze. The dining and family rooms flow seamlessly, creating a spacious environment perfect for entertaining or relaxing. An additional spacious activity room at the back provides extra space for leisure activities. Comfort and Convenience All bedrooms are easily accessible to the well-appointed main bathroom, featuring a separate bath and shower. This home is perfect for those ready to make their dream home a reality, whether through renovation or simply moving in and enjoying the existing charm. Unbeatable Location Enjoy a central position with easy access to prominent shopping centres such as Stockland Riverton, Garden City and Westfield Carousel. Families will appreciate the proximity to Wilson Primary School (just 1.3km away) and Curtin University (within 3km). South Metro TAFE and the Perth Hockey Stadium are both within a 4km reach. Commuting is a breeze with easy access to Leach Highway and Albany Highway, and the vibrant High Road and Vic Park café strip are a short drive away. Seize the Moment Don't miss out on this incredible opportunity to secure your future in a prime location. Whether you're a savvy investor or a family looking for your forever home, this property is a rare find. PROPERTY PARTICULARS Land | 1012sqm Green Title Zoning | R252023/24 OUTGOINGS: City of Canning | \$ 1,748.54 pa Water Corporation | \$ 970.53 pa Need more information? Contact your Local Rays of Sunshine - Cristina Spinella on 0414 400 136 or Kathryn Perin on 0405 709 763. *Disclaimer: Ray White South Perth have in preparing this advert used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Reference to a school does not guarantee availability of that particular school. All distances are estimated using Google maps. Prospective purchasers should make their own enquiries with the relevant authorities to verify the information contained in this advert. ALL boundary lines and size on imagery is APPROX only.**