

24 Estuary Place, Wannanup, WA, 6210



Sold House

Saturday, 17 August 2024

24 Estuary Place, Wannanup, WA, 6210

Bedrooms: 3

Bathrooms: 1

Type: House



Darren Krishnan
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UNDER OFFER

Investors and dream-home builders, this is the opportunity you've been waiting for! Welcome to 24 Estuary Drive, Wannanup,

Don't miss this unique development opportunity, this property has the unique potential to be subdivided into separate lots while retaining the existing dwelling, and with it being a corner lot you can subdivide it with each lot having its own road frontage.

Come and inspect the three bedroom, one bathroom cottage. The residence has a neat and tidy kitchen with double sink & freestanding stainless steel oven that adjoins a light and sunny living/dining room complete with a wood heater and high raked ceilings.

There is a large bathroom/laundry which services the three double bedrooms with built-in robes. The property is currently tenanted until February of 2024 for \$400 per week.

Property Features:

- Subdividable 1008sqm block zoned R20
- Retain the existing dwelling while building an additional home.
- Subdivide it with each lot having its own road frontage.
- 3-bedroom, 1 bathroom brick & iron home
- Solid wood fireplace & ceiling fan in living area
- Situated across the road from the beautiful Mandurah canals
- Large garden shed
- Tenanted until Feb 2024 for \$400PW
- Close to shops, cafes and beaches

Water Rates: \$1171.83 P/A approx.

Council Rates: \$1600.00 P/A approx.

Explore the boundless investment potential of 24 Estuary Drive and give Darren Krishnan a call to arrange a viewing.