

49 Hartung Street, Mundaring, WA 6073

Residential Land For Sale

Sunday, 23 June 2024

EARNSHAW

Real Estate

49 Hartung Street, Mundaring, WA 6073

Type: Residential Land



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From \$330,000

This is it. This is how you live in these beautiful green Hills without hassle. These cottage sized blocks are exactly what we've been waiting for - a suburban-sized parcel of land, nestled in the beautiful leafy surrounds we all love. You'll be able to build your dream home in walking distance to the Mundaring town centre, easily access all the glorious walk trails, bike tracks, waterways and national parks... and never have to think about gardening, mowing or firebreaks again. And these blocks aren't restricted to over 55's either. If your kids are still at high school and still mountain-biking the bridle trails, but you're dog-tired of blower-vacuuming leaves every weekend, this is where you can have the best of both worlds. And if you're ready to downsize from your acreage, but don't want to move away from your friends and family, this is for you too. Notables:

- 21 lot exclusive estate
- Ready to build on smaller lots
- Designed for "Livable Housing"
- Affordable strata fees between \$200 - \$230 per quarter
- Easy walk to Mundaring Shopping Centre
- Lots range from 350sqm - 437sqm
- No building timeframe
- Titles expected end of 2024

Blocks Available:

Lot 1 - 437sqm - \$355,000	Lot 2 - 437sqm - \$355,000
Lot 3 - 437sqm - \$355,000	Lot 4 - 437sqm - \$355,000
Lot 5 - 431sqm - \$355,000	Lot 6 - 402sqm - \$340,000
Lot 7 - 350sqm - \$330,000	Lot 8 - 350sqm - \$330,000
Lot 9 - 350sqm - \$330,000	Lot 10 - 350sqm - \$330,000
Lot 11 - 350sqm - \$330,000	Lot 12 - 350sqm - \$330,000
Lot 13 - 350sqm - \$330,000	Lot 14 - 350sqm - \$330,000
Lot 15 - 348sqm - \$330,000	Lot 16 - 384sqm - \$340,000
Lot 17 - 386sqm - \$340,000	Lot 18 - 386sqm - \$340,000
Lot 19 - 386sqm - \$340,000	Lot 20 - 386sqm - \$340,000
Lot 21 - 386sqm - \$340,000	

The homes on the estate will need to meet the Platinum Level of the Livable Housing Design Guidelines. The Livable Housing Design Guidelines have been developed by Livable Housing Australia to incorporate easy living features into new housing design and construction. The Guidelines focus on 15 key areas of design, and offer a performance statement (the intended outcome e.g. reducing falls) and the guidelines to achieve it (e.g. slip resistant flooring). The Guidelines aim to be practical and cost effective, whilst making the homes accessible to everyone. For more information on Oak Ridge Estate, or for friendly advice on any of your real estate needs, please call Team Lindsay on 0414 996 706.