

64 Archidamus Road, Coolbellup, WA 6163

House For Sale

Wednesday, 17 April 2024



64 Archidamus Road, Coolbellup, WA 6163

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 728 m2

Type: House



Antony Doolin

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UNDER OFFER!!

I am proud to present to the market this exciting opportunity where you have multiple options for either now or in the future. 64 Archidamus Road is situated in the North West corner of Coolbellup close to Doherty Reserve and just a few minutes away from Coolbellup Shopping Centre and North Lake Road. The home itself is a classic 3 bedroom 1 bathroom Coolbellup property with wooden floorboards throughout except in the wet areas sitting on a 728sqm North/South facing block, with the home sitting towards the front of the block plus a 4m wide side access driveway (approx.) you could potentially retain the existing home, renovate and then either build on a 315sqm rear block (approx) to fully maximize the potential of this opportunity or just sell the rear block vacant. Whether you are looking for something to develop now or down the track this property can provide you with an income or be your family home in the meantime you really do have multiple options. The property is being sold on a "AS IS" basis. >?728 sqm block>?Potential to Sub divide and Retain>?Close to local parks and shops> R30 zoning**Disclaimer all figures and sub-division figures quoted are approximately only and your own due diligence is recommended. The potential to sub-divide is subject to council and or WAPC approval***