

483 Beechboro Road North Nth, Beechboro, WA 6063

Sold - 23/10/2024

House 9 1 1 1



## 9 bedrooms | Wheelchair friendly convenience home and loca

This residential property is now available for sale ( \* Price guide is \$1.7M )

Large home | Investment | Apartment potential | Group development potential | 300 sqm building | 1800 sqm land

END DATE SALE - All offers \* will be presented on the 27th of June 2024 UNLESS SOLD PRIOR

Make your own workshop and office and improve your business from home

Special use convenience location with current shire permission for a variety of use

Plenty of opportunities in this 'Blue Chip Beechboro Location' of the popular Timberlane Estate

// Features ( The building has NDIS capability )

- \* 2 TV
- \* Retic
- \* Alarm
- \* Secure
- \* 22 Car bays
- \* 14 Split system AC ( new )
- \* Electric roller gate entry
- \* Approximately 1807 sqm land
- \* Zoning is Residential ZR20 / ZR50
- \* Potential uses Business or Residential
- \* Approximately 300 sqm of interior building area
- \* Spacious with two separate wheel chair access ramps
- \* 12 Vanity cabinets commercial grade ( new ) 9 Bedrooms 2 Toilets ( 1 disabled ) 1 Bathroom ( disability safe bath with a wheel chair access large hobless shower )

### Listed By

John Samykannu  
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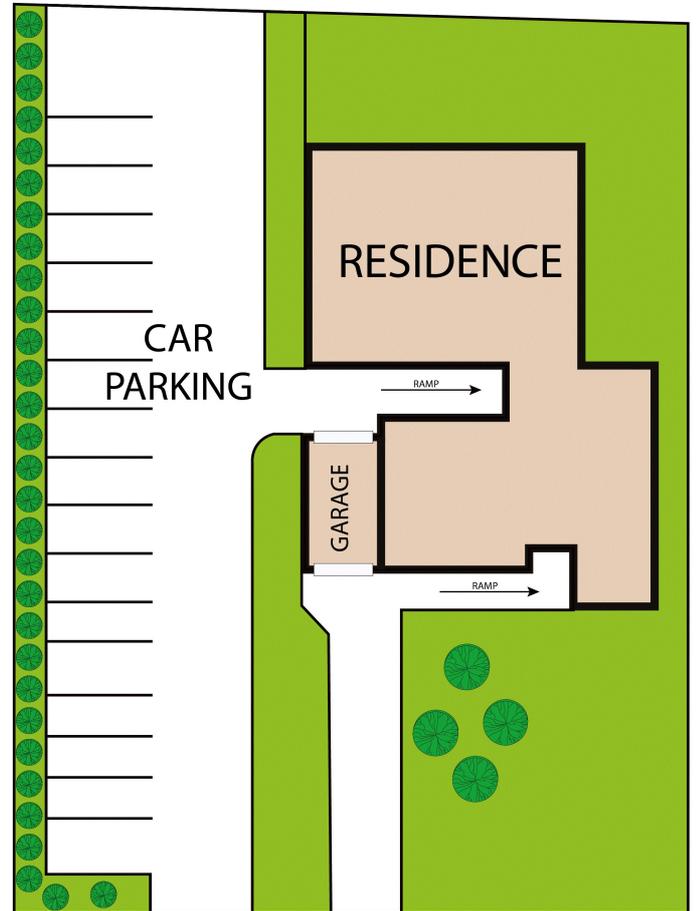
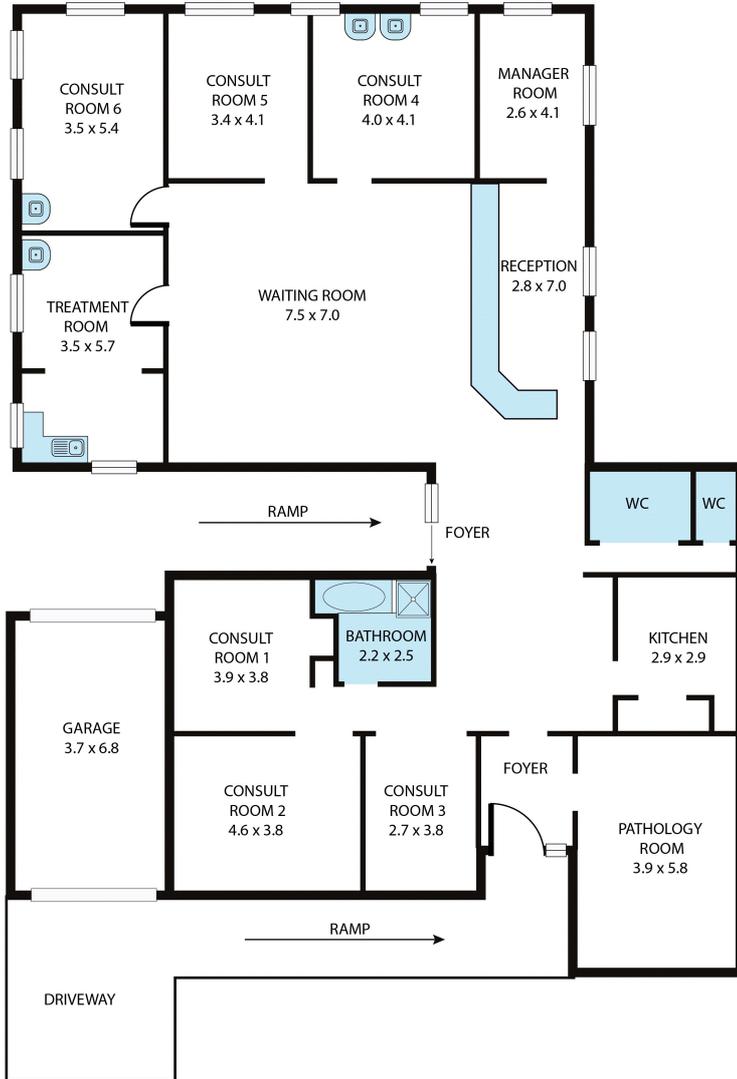
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Open for Inspection

By Appointment.



Floorplan



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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

BUILT AREA : 326m<sup>2</sup>