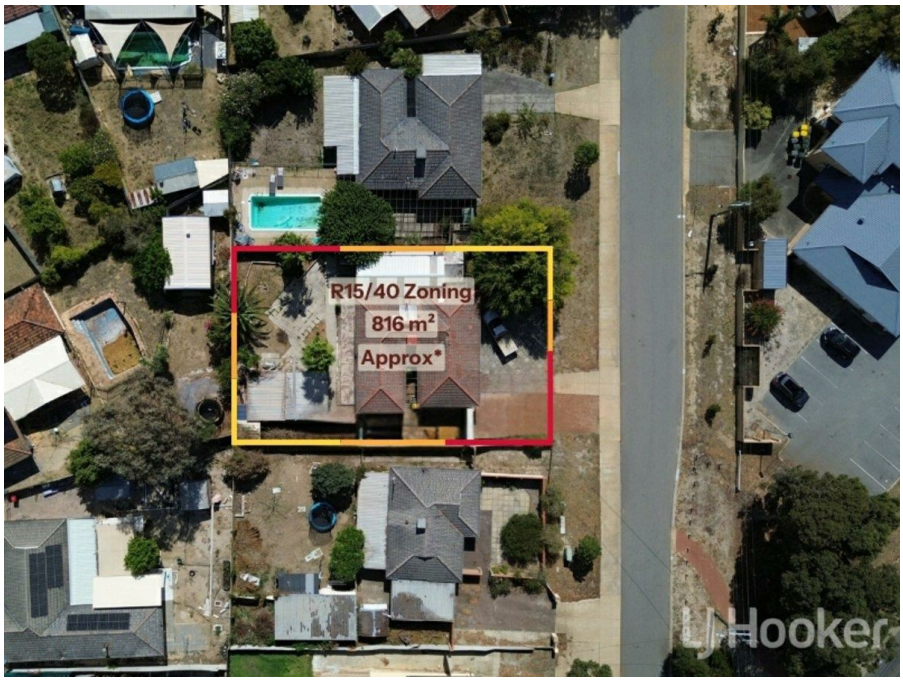
LJ Hooker Thornlie | Canning Vale
Shop 26 Thornlie Square Shopping Centre,Spencer Road,
THORNLIE WA 6108

6 Stott Cl, Armadale, WA 6112

Sold - 6/05/2025

House 4 2















Subdivide & Conquer

Opportunities like this are rare. This impressive four bedroom two bathroom home sits on an approximate 816sqm block zoned R15/R40, offering prime subdivision potential (subject to Council and WAPC approval). With its unbeatable location directly opposite a medical centre, a bus stop, and the soon-to-be-completed train line upgrade at Sherwood Station, this property is a standout in Armadale's market.

Open for Inspection

By Appointment.

The home boasts roller shutters at the front for added security, along with a single carport featuring a remote-controlled door. A second, over four-metre-wide carport has been added to the side, providing additional parking space or the flexibility to remove it for rear subdivision potential.

Beyond the secure roller doors, the front entry welcomes you into a stylish interior featuring wood-look flooring throughout the walkways and main living areas. The well-designed layout includes a separate dining and lounge area, both conveniently positioned near the kitchen. A skylight enhances the space with natural light, while the kitchen itself offers a freestanding oven with a gas cooktop, ample storage above and below, and a wraparound countertop for added functionality.

The three minor bedrooms are generously sized, all bedrooms are newly carpeted and have been freshly painted throughout the home. The master bedroom impresses with a full-height built-in robe and a private ensuite. Additional features include LED lighting upgrades throughout, ducted evaporative air conditioning, and a spacious gable patio at the rear ideal for year round outdoor living.

The low maintenance yard is perfect for both investors and tenants, ensuring hassle free upkeep. A standout feature is the large outdoor games room, a versatile space adaptable to suit a variety of needs.

Currently leased until December 2025 at $620 per week, this property presents an ideal investment opportunity. Homes of this calibre do not last long act swiftly and contact Brian today on 0438 333 341 for more details.

** Please note photos are prior to tenant moving in.

Land rates approximately $2,100 pa
Water rates approximately $1,060 pa

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information

Listed By
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Listing Number: 3469690

Every precaution has been taken to establish accuracy of the information above, but does not constitute any representation by the vendor or real estate agent.