



279 Old Coast Road Australind, WA

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## RARE CHARACTER IN PRIME LOCATION

Fresh to the market is this beautifully presented three bedroom, two bathroom property sitting on a massive 1938m<sup>2</sup> block overlooking the stunning waters of the Leschenault Estuary. The all-year-round blooms of the flowers and scented roses and large veggie patch are sure to keep the savvy garden enthusiast busy.

The dual access and R15/30/50 zoning to the property provides endless opportunities to develop the land with a potential maximum of a 6-lot site or you may simply subdivide the rear or front of the block without losing the water views. With the Estuary, shopping centre, schools and parks all just moments away - don't miss out on this amazing opportunity.

### FEATURES

Massive free form living area outlooking front gardens and Estuary  
 Spacious kitchen with new quality appliances, servery window  
 Powered workshop with separate art studio

For more details please visit :  
<https://www.summitbunbury.com.au/7303903>

**Price:** Sold by Team Triplett

**Council Rates:** \$1,778.05/year (approx)

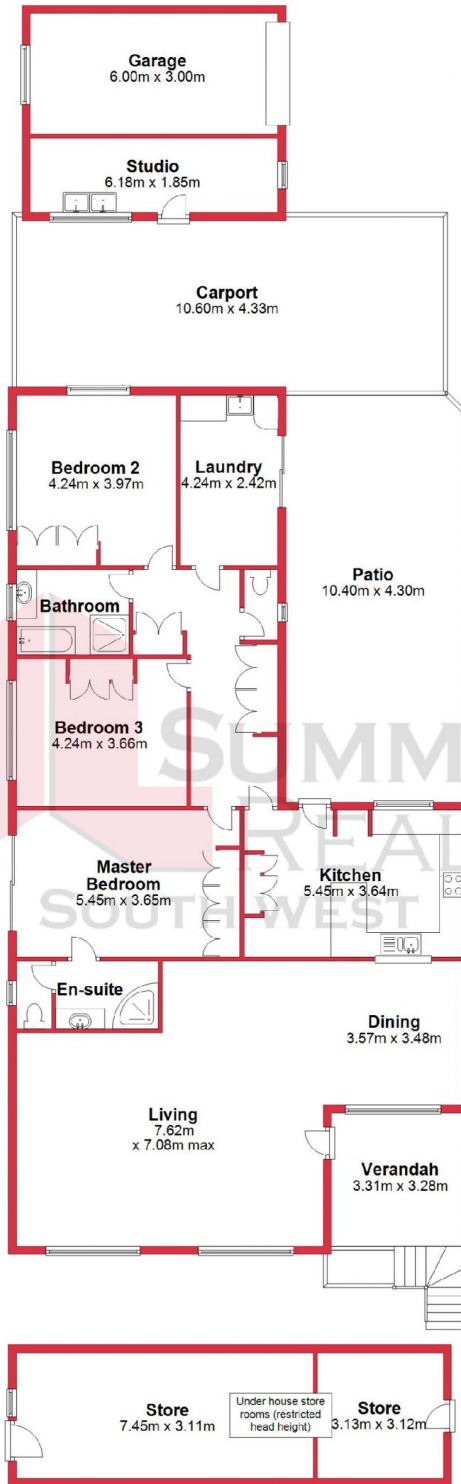
**Water Rates:** \$1,019.60/year (approx)



**Adrian Triplett**

0419 971 888

**Ground Floor**



This plan has been prepared for marketing purposes only. Whilst every care is taken in the production of this plan, measurements, angles and positioning of doors/windows may not be accurate. Interested parties are strongly advised to undertake their own checks when establishing the suitability for furniture etc. Not To Scale. Plan produced using PlanUp.

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