

13 Jurrell Street, Mandurah, WA 6210

Mandurah

House For Sale

Wednesday, 15 January 2025

13 Jurrell Street, Mandurah, WA 6210

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 809 m2

Type: House



Jarrod Fleming
0895819999

Offers Over \$649,000

Positioned at 13 Jurrell Street, this property is an exceptional opportunity for investors seeking to maximize rental returns. With two fully self-contained residences, this dual-living setup provides the ability to generate two separate income streams. Thoughtfully designed for privacy and functionality, this property is a smart choice for those looking to expand their portfolio. The main house is a spacious 3-bedroom, 1-bathroom home featuring a lounge room with a potbelly fireplace, ceiling fans, and large windows that flood the space with natural light, creating a warm and inviting atmosphere. Archways add a touch of character and enhance the flow between living spaces. The kitchen, while original, remains practical and functional with a gas cooktop, electric oven, under-sink and overhead storage, and a walk-in pantry. A skylight brightens the space, while windows provide a view of the backyard and patio. Adjacent to the kitchen, the dining area includes a ceiling fan and can be enclosed with a sliding door for added privacy. Beyond the dining room, a study with floating shelves, a fan, and backyard access offers a versatile workspace or hobby area. The three bedrooms are well-sized and thoughtfully positioned. The master bedroom is equipped with a split system air conditioner and a ceiling fan, ensuring comfort year-round. The two minor bedrooms feature ceiling fans and natural light, with one showcasing a wood-look feature wall that adds a unique touch of character. The bathroom has been fully renovated with modern fixtures, including a walk-in shower, sleek storage options, and a full-length mirror. The laundry, located off the kitchen, provides backyard access and includes a separate toilet for added convenience. The outdoor area is designed for versatility, featuring a bricked undercover patio perfect for entertaining. Toward the back of the property, a dedicated paved section includes a vegetable patch and two small storage areas, ideal for additional storage. The rear unit is a low-maintenance, fully self-contained 1-bedroom, 1-bathroom home that offers independence and privacy. The functional kitchen includes an electric stovetop, bench space, and cabinetry for storage, while the spacious open-plan living area is complemented by a split system air conditioner for year-round comfort. The bedroom is spacious and inviting, offering lots of natural light. The bathroom includes a walk-in shower, toilet, and vanity, offering practicality with a clean design. For added convenience, there is an additional outdoor toilet located under the covered patio. The unit also includes undercover parking and a private entry, making it an ideal option for singles, couples, or long-term tenants seeking a quiet and low-maintenance home. This property provides a fantastic opportunity for dual rental income, with the main house appealing to families or professionals and the rear unit suited for singles or couples. Each residence features separate access points, ensuring privacy and ease of management. Located close to schools, parks, and local amenities, 13 Jurrell Street is perfectly positioned to attract tenants. With its dual-living design, functional layouts, and thoughtful updates, this property is an outstanding choice for investors looking for strong returns. Contact Jarrod Fleming at 0430 284 042 today to arrange a viewing and secure this exceptional investment opportunity. This information has been prepared to assist in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Mandurah does not warrant or guarantee the accuracy of the information, nor do they take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.