

2 Venn St, North Perth, WA, 6006

House For Sale

Saturday, 30 November 2024

2 Venn St, North Perth, WA, 6006

Bedrooms: 3

Bathrooms: 1

Type: House

An Opportunity Like No Other!

Nestled right on the cusp of Mount Lawley, Menora and North Perth, this fantastic 501sqm (approx.) corner development site – with a livable house in solid condition attached to it – is in a premium location that commands amazing city views and sits just a short stroll to both the vibrant Angove Street and Beaufort Street café strips (both under a kilometer away), where you'll find trendy eateries, boutique shopping and buzzing entertainment hubs right at your doorstep.

The Council approved plans are already in place for five apartments including:

- One spacious 3 bed 2 bath apartment with its own private terrace and garden (approx. 116sqm internal & 50sqm outdoor space);
- Three 2 bed 2 bath apartments - each offering between 80 to 85sqm of elegant living; and
- A single ground-floor 2x1 apartment, complete with a front courtyard of 24sqm.

This high-end development would also feature seven car bays (one for visitors), perfectly blending convenience and functionality for future residents.

This project has been designed with sophistication in mind, catering to down-sizers, couples and even young families. With spacious floor plans, private outdoor spaces and even room for a furry friend, it's the ideal address for modern urban living.

It is also in the perfect position for your dream family abode to one day take its place, but why stop at just one home? With City of Vincent planning approval already secured by hard work done by the current owner, this commanding block is poised to become a luxurious five apartment complex.

The existing 3-bedroom 1 bathroom dwelling is as charming as they come and features a separate sleepout in the backyard, offering versatility as a guest room, studio or office space. Currently leased until March next year, the property is also ideal for those seeking an immediate rental income while planning their next move.

There is also scope for the land to be split into either two or three street-front lots, displaying the flexibility on show when it comes to exciting development possibilities. With properties in the area in such extreme demand, this presents as another viable option for all involved.

In terms of living convenience, other nearby amenities – some only footsteps away – include bus stops, lush local parks, shopping centers, excellent schools, medical facilities, picturesque Hyde Park and the heart of the Perth CBD itself. Whether you're looking to immediately develop or hold it as an investment, this unique property is a once-in-a-lifetime opportunity to own a slice of one of Perth's most desirable inner-city locales. Your gateway to lifestyle, luxury and limitless potential beckons!

Features include, but are not limited to;

- Promising 501sqm (approx.) corner block
- Existing original 3x1 character home – with a "sleep out" in its large backyard – still intact
- Currently tenanted/rented until March 2025
- City of Vincent planning already secured by owner for a high-end future five apartment complex
- City views already on offer
- The block can also potentially be split into either two or three lots
- Generous 12.5-metre (approx.) frontage on Venn Street
- Massive 40.2-metre (approx.) Walcott Street frontage
- Built in 1945 (approx.)
- Walking distance to both the Angove Street and Beaufort Street food, coffee and entertainment precincts
- Easy access to transport, Hyde Park, the CBD and more from this commanding, yet convenient, locale