





## Carey Park, 32 & 34 Bright Street

DEVELOPMENT POTENTIAL

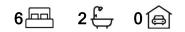
Two properties side by side being sold together with fantastic development potential.

For the savvy investor looking to expand their property portfolio substantially- to amalgamate both lots and develop into a multi-unit site (subject to council application and approval).

Both properties are currently tenanted with strong leases in place- perfect for while you need to get Development Approval arranged. Either keep the existing properties and build around or demolish both sites and see the golden opportunity that lies here!

32 Bright Street - 3 x 1 home on 850m2





For Sale Contact Agent

**View** ljhooker.com.au/X6CHND

Contact Brent Spooner 0417 002 082 brent.spooner@ljhsouthwest.com.au

**Denby Lynn** 0447 002 495 denby.lynn@ljhsouthwest.com.au

## LJ Hooker Property South West WA (08) 9791 6880

**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries. 34 Bright Street - 3 x 1 home on 1,098m2

COMBINED AREA TOTAL: 1,948m2

Tenancy information: 32 Bright Street - 31/05/2024 @ 280 p/week 34 Bright Street - 20/05/2024 @ \$360 p/week For further information contact exclusive Agent Brent Spooner on 0417 002 082





Property ID	X6CHND
Property Type	House
Land Area	1948 m²

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