







29 Percy Street, Gosnells

PRICED TO SELL !!!

A rare opportunity to secure a substantial development site offering exceptional scale, frontage and future potential in an increasingly sought-after Gosnells location.

Set on an impressive 2,495sqm landholding with approximately 50 metres of frontage and zoned R60, the property provides exciting scope for developers, builders and investors looking to capitalise on a sizeable residential development opportunity.

Several potential development options have been explored, including the possibility of retaining the existing duplex pair, creating a street-front lot of approximately 261sqm, and developing the remaining approximately 1,757sqm rear portion.

A feasibility site plan has also been prepared demonstrating the potential for a 12-unit development, providing buyers with an excellent starting point from which to investigate the site's possibilities.

Importantly, the property already generates holding income, with the existing duplex pair currently leased and returning a combined $1000 per week, allowing an incoming purchaser to receive income while progressing future plans and approvals.

4 2 2

FOR SALE
From $1,390,000

VIEW
Sat 7th Nov @ 12:45PM - 1:15PM

AGENTS

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

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Adding significantly to the property's appeal is its position directly alongside the recently revitalised Mary Carroll Park. Following a multi-million-dollar redevelopment, the park now features upgraded walking areas, a new pedestrian bridge and an impressive all-abilities playground, creating an outstanding recreational environment immediately nearby.

Further highlighting the quality of this location, Mary Carroll Park was named WA Park of the Year at the 2026 Parks and Leisure Australia WA Awards, recognising the transformation of the wetlands and surrounding community space.

The location also places everyday amenities within easy reach, including:
Gosnells Primary School nearby
Gosnells Train Station approximately 1.3km away
Gosnells Town Centre, shopping and local amenities within convenient reach
Close proximity to the recreational and natural surrounds of Mary Carroll Park

Large R60 development sites offering this combination of land area, approximately 50 metres of frontage, holding income and park-side positioning are difficult to secure.

Whether you're considering villas, townhouses, grouped dwellings or an alternative development outcome, this is an opportunity with genuine potential.
2,495sqm. R60 zoning. 50m frontage. Existing rental income. 12-unit feasibility concept. An opportunity developers should take a serious look at.

All measurements are approximate. Development concepts, subdivision possibilities and are indicative only and subject to all relevant approvals, including the City of Gosnells, WAPC and other relevant authorities. Buyers should make their own enquiries and undertake their own due diligence regarding development potential.

- * Please note the Aerial Photos are for illustration purposes showing approximate boundaries.

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MORE DETAILS

Property ID	9GBHA2
Property Type	House
Land Area	2495 m2

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