



968 Chester Pass Road, KING RIVER, WA 6330

Versatile Property with Scope for Home and Business

Set on 2088 sqm with a unique zoning, this property offers a solid three-bedroom home with good infrastructure and plenty of scope for both residential living and approved business uses.

Under the City of Albany Local Planning Scheme, Rural Enterprise zoning is designed to accommodate a single residential dwelling alongside low-impact industry or commercial activities on the same lot. This allows owners to live and work from the property (subject to relevant approvals), with potential uses including a garden centre, motor vehicle repairs, warehouse or storage, brewery, light industry, and more.

The home is well-presented and practical, with a spacious main living area forming the central hub and connecting seamlessly to the kitchen, lounge, and bedrooms. Through the laundry, there is direct access to the back patio. The functional U-shaped kitchen offers generous storage, open shelving, a five-burner gas cooktop, and a gas oven. Freshly painted interiors and quality carpets in the bedrooms and lounge create a comfortable feel, while a fireplace adds warmth during the cooler months. The bathroom is fitted with a shower-over-bath, vanity, and toilet, and presents an opportunity for a simple modern refresh if desired.

TYPE: For Sale

INTERNET ID: 300P184383

SALE DETAILS

Offers above \$620,000

CONTACT DETAILS

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Outdoors, the property provides excellent water security with two rainwater tanks totalling approximately 40,000 L connected to a pump, plus a bore. There are also mature fruit trees, an established shade tree, and open paddock views across the highway. Boundary fencing is irregular, and there is a shared right-of-way with the neighbouring properties, as noted on the Title.

This location is known locally as "Bakers Junction," with the popular roadhouse right next door, making it ideal for grabbing last-minute supplies, fuel, or a great meal. It is only a 12 to 15 minute drive into the centre of town, and if you love the beach, it is a convenient base for visiting some of the popular beaches east of Albany. The Riverview Golf Course is also just 1 km up the road.

This home presents exceptional value for money in this price bracket, especially for buyers looking to work from home or run a small business. It is highly suitable for a hobbyist, mechanic, or someone seeking a lifestyle balance with flexible uses. With its zoning benefits and a well-established home already in place, it is a rare opportunity in today's market.

- Land Area 2,088.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 4







