



## 12 Tupper Street, ESPERANCE, WA 6450

**Sell The Car! Town Centre Winner!**

Amazing value here for the first home buyer or savy investor. This 2 bedrooms plus 3rd bedroom/sleepout, 1 bathroom fibro home with single garage is set on 1012m2 block zoned R30 (potential of up to 3 dwellings STCA) Buy now develop later! With lovely open plan living, polished Jarrah floorboards, r/c split system, tile fire and plenty of benchspace in the kitchen as well as gas cooktop. The bedrooms are all a good size and there is a separate laundry with WC. Outside there is a great deck to enjoy the summer breezes, single garage and good fencing, all set just metres from Woolies, or walk to town for a night out without the worry of driving. Currently periodically tenanted at \$220pw showing 4.4% Gross returns on asking price. To view call Tracey Tate at Elders on 0412676959.

Other features: Close to Schools, Close to Shops

- Land Area 1,012.00 square metre
- Bedrooms: 2
- Bathrooms: 1
- Car Parks: 2
- Single garage
- Air Conditioning
- Floorboards

**TYPE:** Sold

**INTERNET ID:** 300P39486

**SALE DETAILS**

**\$259,000**

**CONTACT DETAILS**

**Esperance**

81 Norseman Road  
ESPERANCE, WA  
08 9071 9900

**Tracey Tate**

0412 676 959





