

23 Dunedin Street, Mount Hawthorn







Federation Cottage on a Rare 546 sqm Block

2 1 1 546m2

Situated in the highly desirable Mount Hawthorn neighbourhood, this charming federation cottage is nestled on a large 546 sqm block, offering endless possibilities. Boasting with character and ready for your creative vision, this property invites you to reimagine its classic design. With a spacious layout, the interiors provide the perfect foundation for enhancements, whether you're inspired by open-concept modernity or the charm of vintage details.

The property also features a sizable backyard, offering ample room for creative landscaping and even the potential to expand (subject to planning approval). Imagine an outdoor oasis tailored to relaxation, entertainment, or family enjoyment, crafted precisely to suit your lifestyle.

Located in the heart of Mount Hawthorn, this residence combines the peaceful atmosphere of suburban life with the vibrancy of urban convenience. Enjoy scenic city views, easy access to cafes, boutique shops, parks, and reliable public transportation—all supporting a dynamic, modern lifestyle. Families will appreciate that this property is within the popular school catchment zones for Mount Hawthorn Primary School and Bob Hawke College, making it an ideal choice for those with children.

This home is a rare opportunity to blend historic charm with contemporary flair. Whether you're envisioning a renovation that bridges classic and modern elements or designing a fully customized transformation, the options

Price	SOLD for $1,271,000
Property Type	Residential
Property ID	30934
Land Area	546 m2

Agent Details

Office Details

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are endless! Don't miss the chance to bring new life to this Mount Hawthorn gem.

Features;
• Charming weatherboard home ready for personalization
• Prime location in Mount Hawthorn's central hub
• City views and high ceilings throughout
• Two spacious bedrooms
• Large kitchen with dining area and a separate lounge room
• Converted sleepout
• Extra storage room, ideal as a third bedroom
• Expansive backyard with hills hoist
• Drive-through carport leading to a large powered shed
• Original outdoor toilet with lean-to storage
• Sturdy Colorbond roof

Approximate Distance to;
• 400m- Axford Park
• 600m- Les Lilleyman Reserve
• 650m- Edinboro Reserve
• 1.1km- The Mezz
• 1.1km- Scarborough Beach Road Café & Restaurant strip
• 1.2km- Mount Hawthorn Primary School
• 4.4km- Perth CBD
• 4.7km- Bob Hawke College

Council Rates- $1,800.00
Water Rates- $1,138.00

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