

**23 Trade Winds Drive, Safety Bay, WA 6169**



**House For Sale**

Wednesday, 12 June 2024

23 Trade Winds Drive, Safety Bay, WA 6169

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 764 m2**

**Type: House**



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## OFFERS INVITED

This large four bedroom two bathroom home is situated in Safety Bay close to Centenary Park, Penguin Island & Garden Island. The property offers a bonus self-contained granny flat or teenagers retreat. Nearby you will find both Primary & Senior Schools and have the option of shopping at Waikiki Village or Rockingham Shopping Centre. RENTAL estimate \$630 per week with potential to increase to \$700 plus with Granny Annexure approval. Features: • Brick and tile • 4 Bedrooms • 2 Bathroom • Open plan kitchen and dining • Formal Lounge • Formal Dining • Bonus Games Room • 600mm wall oven with 4 Induction Cooktop • Evaporative ducted Air Con • Laundry • Secure back garden suitable for kids and pets. Other features: • Block size 764sqm (Level) • Built-in 1975 • Close to Schools, Parks and the beach • drive through tandem double garage with hard stand space for trailer, small boat or approximately 4 further cars in the rear garden area. • Workshop/further accommodation not shire approved for granny annex. Close by Amenities: • Waikiki Village or Rockingham Shopping Centre • Primary School and High School Disclaimer: Some pictures are for illustrative purposes only. This description has been prepared for advertising and marketing purposes only. It is believed to be reliable and accurate; however, buyers must make their independent inquiries and must rely on their judgment about the information included in this advertisement. Richard Mathlin and LJ Hooker Mandurah provide this information without any express or implied warranty as to its accuracy or currency.