

5/3 Whimbrel Street, Djugun, WA 6725



Unit For Sale

Friday, 9 February 2024

5/3 Whimbrel Street, Djugun, WA 6725

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 204 m2

Type: Unit



Giles Tipping
0891922122



Cameron Loersch
0891922122

Offers Above \$449,000

Delivering modern, low-maintenance living in the heart of Roebuck Estate, this stylish, easy-care 2 bed, 1 bath unit will surely attract plenty of attention. Sure to appeal to a wide range of buyer types, it offers the perfect downsizer, lock & leave, staff accommodation or high-return investment. But with so much to offer, it won't be available for long. Tucked away in a safe and secure pocket of Roebuck Estate, the unit offers modern, low-maintenance living just minutes from everything you need. As you make your way up the driveway, you're met by established tropical gardens with a single carport with a rear storeroom and gated side access to additional secure parking at the rear. As you enter the home via the polished, raised front decking, you'll discover tiled open-plan living and dining areas with no shortage of natural light flowing through. The generous-sized open kitchen boasts a built-in pantry, big fridge recess, stainless steel oven, gas cooktop and floating island breakfast bar. Other key features include the central main bathroom, separate laundry with built-in linen cupboard, air-con, ceiling fans, and the added comfort of security screens on windows and doors. The unit itself boasts 2 big bedrooms - both with wood-look flooring, big mirrored wardrobes, split-system air con and ceiling fans. Seamlessly blending indoor/outdoor living, the decked front veranda with shutters provides the perfect entertaining space or sitting area to catch the cool arvo breeze. The fully-fenced rear courtyard with established, easy-care gardens offers a private clothesline for easy drying of your washing, secure parking and plenty of space to lay some lawn. Located in the gorgeous Roebuck Estate, very close to the popular local primary school and boasting easy access to the town centre and Cable Beach, it's the perfect blend of comfort and convenience. The property is currently leased to a corporate tenant until 12th March 2024 at \$600 per week meaning you can take vacant possession at settlement, or keep the tenant and retain the property as an excellent investment. ESSENTIAL DETAILS: - ? Shire \$2,245 approx. pa - ? Water \$1,525.15 approx. pa - ? Year Built 2000 - ? Land Area 204 sqm For further property details or to arrange a private inspection please contact Giles Tipping and Cameron Loersch on 0499 322 120 or email cameron.loersch@raywhite.com.