

# 6A Victoria Street, Rockingham, WA 6168

## House For Sale

Friday, 5 April 2024



6A Victoria Street, Rockingham, WA 6168

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 256 m2**

**Type: House**



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## ALL OFFERS BY 29 APRIL 2024

" Unless sold prior" Nestled just metres away from the sparkling blue waters and glorious white sands of beautiful Rockingham Beach lies this stunning 5 bedroom, 3 bathroom multi-level home with surprise ocean views that defines quality low-maintenance modern living of the "lock-up-and-leave" variety, boasts flexible and versatile personal options for all. Beyond a securely-gated entry courtyard - one that offers peace of mind- you will discover what is a 2 x 1 "granny flat" under the same roof, headlined a tiled open-plan living and meals area with a ceiling fan, split-system air-conditioning, a range hood, a gas cooktop, a separate Blanco oven, an appliance nook and plenty of built-in pantry and storage space. From here and down the side of the property, a delightful outdoor alfresco-entertaining area allows you to embrace a tranquil setting whilst sitting and relaxing, with your favourite drink in hand. Back inside, the residence's "third" bathroom also acts as a functional full laundry with an open shower, twin vanities, toilet, bidet and semi-ensuite access to and from a fourth - or "guest" - bedroom with its own fan and a heap of space for its occupants to do as they please. The fifth bedroom - which is the second bedroom within this part of the accommodation can easily be converted into a study or home office, if need be. If multi-generational living is what you seek, then this very well may be the perfect setup for you and your loved ones with its wide-open space and wheelchair access. Upstairs, a crisply-tiled open-plan family, dining and kitchen area servicing the main part of the house oozes both country-style charm and contemporary style living, boasting a ceiling fan, split-system air-conditioning, funky light fittings, double sinks, a range hood, an impressive Falcon gas-hotplate/oven cooking hub and access into a fantastic walk-in scullery that is virtually a second kitchen-come-laundry with its own range hood, a Smeg gas-cooktop/oven combination, a stainless-steel Smeg dishwasher, an appliance nook, subway-tile splashbacks, a double sink/trough setup and everything in between. It's every resident chef's dream! Sliding-stacker doors off here reveal a magnificent balcony that enjoys a splendid tree-lined outlook and allows those sensual sea breezes to filter in. A well-appointed main family bathroom plays host to a bath, ceiling-mounted rain showerhead, toilet, vanity and other exquisite features, whilst the tiled second and third bedrooms have ceiling fans and plenty of room for sleep, study and storage. On the top floor, the most spacious and sumptuous of ensuite bathrooms awaits off a massive master-bedroom retreat, complete with a cathedral-style ceilings, an open double-ceiling-mounted walk-in rain shower, striking free-standing claw-foot bath, separate twin "his and hers" vanity basins and more. This truly is a parental oasis, if ever there was one. This home is a hop, skip or jump to Rockingham's iconic café strip, filled with exceptional coffee spots, shops and award-winning restaurants, close proximity to schools, lush local parklands, and public transport. Now, this is coastal convenience at its very, very finest! Features: 5 bedrooms and 3 bathrooms Gated front courtyard Feature entry door Tiled flooring throughout Ground-level 2 x 1 accommodation with its own living/meals/kitchen area, alfresco and semi-ensuite bathroom/laundry Main 3 x 2 residential wing spanning the two upper levels, featuring an open-plan family/dining/kitchen area with access to a balcony and scullery (with an extra kitchen/laundry setup) Spacious upper-level master suite with ceiling fan, built-in custom window seating, built-in robes and an amazing ensuite with claw-foot bath Split-system air-conditioning Down lights White plantation window shutters Feature stepped "trio" ceiling cornices Secure lock-up garage Neat and tidy lawns and gardens RATES (APPROX): City of Rockingham: \$3,075.76 p/a Water Corporation: \$1,446.16 p/a