

**7 Thorpe St, Rockingham, WA, 6168**

**Sold House**

Friday, 21 April 2023



7 Thorpe St, Rockingham, WA, 6168

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Type: House**



Gayle Maher

## POTENTIAL DUPLEX SITE CLOSE TO THE OCEAN

CORNER LOT , 911 sqm R20 zoned potential development site (STSA).

BLOCK VALUE ONLY - CUL DE SAC LOCATION

ALL OFFERS WILL BE PRESENTED

The street is changing with homes being renovated or new ones being built.

Located in the Palm Beach area, close to Rockingham Foreshore, IGA, café strip and speciality shops.

THIS PROPERTY IS BEING SOLD AS IS.

The 1970 Brick and Tile home offers:

Timber floorboards, high ceilings

Kitchen/meals area

3 generous size bedroom

Main bedroom with built in robes, ceiling fan

Updated bathroom

Slow combustion wood heater, ceiling fan and R/c split system a/c in the lounge room.

3 under cover parking bays

Large workshop with 2 roller doors, NO POWER connected

Flat roof patio.

Rockingham Beach Primary School approx 118 metres

Beach front foreshore approx 590 metres

Bus stop approx 370 meters

IGA shops approx 740 meters

Water Rates 2021 - 2022 F/year \$1033.37

Shire Rates 2020 - 2021 F/year \$1760.19

Home is tenanted, 48 hours notice to inspect the property.

Disclaimer: The property is being sold as a potential duplex site according to the City of Rockingham Town Planners.

Whilst the home is in reasonable condition inside it will be sold "As Is".

It will have the hardwired smoke detector and RCD's required by law.