

**77 Parkin Street, Rockingham, WA 6168**



**House For Sale**

Thursday, 13 June 2024

77 Parkin Street, Rockingham, WA 6168

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 1**

**Area: 821 m2**

**Type: House**



Giles New

0426277914

## Offers from \$749,000

821sqm block sitting nestled a quick stroll from both Palm Beach and Lake Richmond, ensuring an enviable location to anyone seeking coastal convenience, but also boasting R30 zoning, meaning that subject to all the relevant council approvals, the opportunity could exist to sub-divide this incredible offering. The property itself is a perfectly maintained time capsule of charm and character, with multiple living options, 4 spacious bedrooms and a large family bathroom across its 122sqm interior, with a single garage to the front, as well as a second garage or workshop to the rear reached via gated side access, with large lawned gardens, and a peaceful patio for alfresco dining. The premium setting allows for uncomplicated living, with all of life's essentials a short walk from home, including shopping, dining and entertainment options reaching as far as the foreshore beyond. Plentiful parks and green space are to be found in all directions, along with quality schooling and easy access to road and public transport links, and with the boat ramp, white sandy beaches and clear blue waters glistening nearby, this home truly offers the ultimate in laidback living for a range of buyers. Features of the property include: - Generously spaced master bedroom to the front of the property, with carpeted flooring, a large window to fill the room with soft natural light and a wall of built-in cabinetry - Three further good sized bedrooms, all with carpeted flooring and one with a reverse cycle air conditioning unit for further wellbeing - Centrally placed family bathroom, with retro tiling, a bath, shower and corner vanity, plus a separate WC - Large laundry, with ample cabinetry and garden access for ease of drying - Galley style kitchen tucked away in the heart of the property, with access to all family living areas, with a freestanding oven, under bench cabinetry, a full height double door pantry and breakfast bar with seating - Open family meals/living area off the kitchen, with direct patio access for entertaining purposes - Spacious formal lounge and dining room at the front of the property, with carpeted flooring, a reverse cycle air conditioning unit for comfort and another set of sliding doors to the alfresco living - Foyer on entry via a covered portico, with built in storage - Sweeping undercover patio to the rear of the property, with its dual level flooring creating multiple areas for complete relaxation or entertaining - Huge rear garden, filled with lush green lawn and a variety of trees, with a brick built outdoor kitchen and large workshop or garage with roller door - Lawned front yard with more shady trees, and a widened driveway leading to both the garage and gated side access - External window shutters to the front - Garage with roller door Built in 1976, this fantastic property offers a wealth of opportunity to a variety of buyers, including the family seeking a home to make their own, or an investor searching for perfectly placed potential. Its unrivalled location is sure to appeal to many making it a must-view, with its untouched charm offering a welcoming interior along with sweeping gardens, while its large block provides the possibility of the complete package. Contact Giles New today on 0426 277 914 to arrange your viewing. Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.