

**17 Octans Court, Rockingham, WA, 6168**

**Harcourts**

**House For Sale**

Wednesday, 14 August 2024

17 Octans Court, Rockingham, WA, 6168

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Graeme Garwood

## The Investor - Charming 3-Bedroom Investment Property in Rockingham

\*\*\*CURRENTLY LEASED\*\*\*

Nestled in a great cul-de-sac location on Octans Court, this cute three-bedroom home is an exceptional investment opportunity. The property sits on a generous 657m<sup>2</sup> lot, offering ample space for future growth or development. The wonderful kitchen and dining area set the stage for family meals, while the formal lounge provides a cozy spot for relaxation. A timber-decked covered alfresco area adds an ideal space for entertainment or family activities.

Rockingham is a thriving suburb with excellent facilities and amenities that make it highly attractive to tenants. Families will appreciate the proximity to well-regarded schools such as Rockingham Senior High School and Bungaree Primary School. The nearby Rockingham Centre ensures easy access to shopping, dining, and entertainment options, enhancing the property's rental appeal.

Call Graeme Garwood on 0412 095 306 today!

### LOCATION:

#### Schools-

Bungaree Primary School - 4 minute drive  
Star of the Sea Catholic Primary School - 4 minute drive  
Rockingham Senior High School - 6 minute drive  
Safety Bay Senior High School - 6 minute drive  
Goodstart Early Learning Centre - 6 minute drive

#### Parks / Beaches-

Octans Reserve - 3 meters away!  
Stan Twilight Reserve - 3 minute drive  
Anniversary Park - 5 minute drive  
Safety Bay Foreshore - 5 minute drive  
Lake Richmond - 7 minute Drive  
Rockingham Foreshore - 7 minute drive

#### Shops-

Rockingham City Shopping Centre - 5 minute drive  
Shoalwater Super IGA - 7 minute Drive  
Waikiki Village Shopping Centre - 8 minute Drive

#### Other Amenities-

United Cinemas - 5 minute drive  
Pengo's Cafe / Penguin Island Jetty - 7 minute drive  
Rockingham General Hospital - 9 minute drive  
Closest Bus Stop (Read St After Council Ave) - 11 minute walk  
Rockingham Train Station - 7 minute drive

\*\*\*CURRENTLY LEASED\*\*

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