

# 639 Rockingham Road, Lake Coogee, WA 6166



## House For Sale

Wednesday, 19 June 2024

639 Rockingham Road, Lake Coogee, WA 6166

**Bedrooms: 2**

**Bathrooms: 1**

**Area: 3538 m2**

**Type: House**



Team Trolio  
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## Contact Agent

Welcome to 639 Rockingham Road, Lake Coogee. Sprawling across 3538sqm of CORNER land with THREE STREET FRONTAGES, this property has been in the family since 1943. Sure to intrigue, it comprises 6 units/shops, a residence, a shed and an outbuilding, along with carpark, backing on to beautiful Solta Park. Conveniently located amongst new homes and numerous parks, complimented by its proximity to medical outlets, public transport links, schools, shops and Latitude 32 Industry Zone, you'll enjoy the location whilst benefitting from the versatility that this property may offer. Notable attributes include, although are not limited to:- Sewer connection- Each of the shops are air-conditioned- 3 grease traps have been installed- Working cool room included (motor updated last year)- Roller shutters- Gas connection- 3 phase power- Separate male and female toilets- Storage area- 2 bedroom home plus sleepout- Ancillary dwelling- Shed- Bounded by Rockingham Road, Yerilla Gate and West Churchill Avenue Opportunities of this nature are increasingly difficult to acquire, especially in a market with both precursors and market commentators purporting growth in property prices. TPS3 Zoning? DA5DCA13DCA6 Development Zone Structure Plan Zoning? Local Centre 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.