

Sold



Unit 16, 94 Simpson Ave, Rockingham



### \*\*\*Nest Or Invest\*\*\*

This lovely well presented 2 bedroom, 1 bathroom unit is located on one of the largest lots in the complex. Complete with security shutters on all doors and windows this unit presents wonderful value and is in need of a new owner!

This well presented Unit has many more features including:

- One of the largest lots in the complex.
- A HUGE backyard with heaps of room for storage.
- Double Sized Master bedroom with large built in robe.
- Minor Bedroom is good sized.
- Great Open Plan Living to the lounge, dining and kitchen filled with fantastic natural light.
- Easy care fresh vinyl flooring and neutral painted rooms throughout.
- Bathroom and laundry are easily accessible from the main entrance hall.
- Wonderful backyard with an abundance of space and HUGE side walkway with washing line and BONUS storage room.
- Single Carport and room for a second car space available.
- Ideally located just minutes from Rockingham City Shopping Centre and All major public transport routes.
- Strata Fees Approximately \$350 Per Quarter.

Property Dimensions:

Land: 294m2, Unit: 68m2, Backyard: 210m2, Parking: 16m2

2 1 1 294 m2

Price	SOLD for \$237,000
Property Type	Residential
Property ID	123
Land Area	294 m2
Floor Area	64 m2

### Agent Details

Kevin Brincat - 0401 052 947

### Office Details

Kevin Brincat Real Estate  
0401 052 947



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