

**3 St Tropez Court, Port Kennedy, WA, 6172**

**JW**

**House For Sale**

Tuesday, 26 November 2024

3 St Tropez Court, Port Kennedy, WA, 6172

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



**NIKKI DE RIJCKE**

0895680876

**Why: Because this family focussed opportunity combines comfortable living and a sweeping backyard for endless potential throughout**

What: A 3 bedroom, 2 bathroom home with a secure double carport, being sold in an as-is condition

Who: Families seeking a home they can truly make their own

Where: Close to schooling, retail and recreation, with the coastline nearby and parkland a few steps away

Positioned perfectly in beachside Port Kennedy, you have a beautiful and extensive parkland to the end of the street ensuring a choice of recreational options with the sensational ocean and coastline also nearby, and the popular Aqua Jetty for added interest. The property sits on a 727sqm block with the 3 bedroom, 2 bathroom home being sold in an as-is condition and equipped with multiple living options, spacious bedrooms and oversized gardens that present plenty of opportunity throughout. A variety of shopping options sit nearby within both the Warnbro retail precinct, and the handy SUPA IGA that's well within walking distance, along with a range of specialty stores, while you have a choice of schooling and childcare options, and various links to the Perth CBD or surrounding neighbourhoods with both public transport and road connections.

A wide street frontage offers plenty of lawn to the front garden, with your driveway leading to the double carport with roller door and a pathway guiding you inside. A tiled entry foyer meets your arrival, with a formal lounge and dining area placed to the left, with carpet to the floor, a large window for natural lighting and a generous size for family comfort, whilst the space provides flexible usage for modern living, with an activity area or study both possibilities. The master suite is positioned also to the front and to the right of entry, with again carpet under foot, views to the gardens and a walk-in robe, with the ensuite equipped with a shower, vanity and WC.

The main family hub sits just beyond your formal options, with the flowing layout ensuring seamless travel between, with tiling to the kitchen and dining area, and carpet to the living or games at the rear, plus a gas bayonet point for heating and sliding doors to the alfresco. The kitchen is an open design, with an in-built wall oven and gas cooktop, and a sizeable space including ample cabinetry, a full height pantry, and both a fridge and microwave recess, with ducted air conditioning in place throughout the entire home for your essential wellbeing.

The two further bedrooms sit to the right hand side of the residence in a separate wing for peace and quiet, with carpet and built-in robes to both, while the main bathroom offers a shower, bath and vanity, with a private WC and laundry next door with storage space and direct side garden access.

The side of the home is sheltered for a substantial alfresco setting, with paving to the floor and an outlook to the gardens, making it the ideal spot to relax at the end of the day, or entertain friends while the children or pets explore their surrounds. And the generous rear yard is lawned, with a handy garden shed and a bore for ease of upkeep, with fencing to the perimeter for peace of mind, and a paved pathway around the home for access.

And the reason why this property is your perfect fit? Because this neat and tidy family home offers plenty of space both inside and out, and a wealth of opportunity.

Disclaimer:

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