



## 10 Bunda Place, WAIKIKI, WA 6169

### MOVE-IN READY LIVING WITH SPACIOUS GARDEN SURROUNDS

The Openn Negotiation has started. (Openn Negotiation is an auction that is conducted online and allows flexible terms for qualified buyers). The property can sell at any time, contact David Parlor on 0412 734 727 immediately to avoid missing out.

Nestled away to the end of a well-placed and peaceful cul-de-sac, this delightful property has undergone some careful updates and upgrades to offer comfortable living throughout, with an immaculate presentation for a move-in ready feel. Benefitting from a fresh and modern colour scheme, the light and bright interior includes 4 bedrooms and 2 modernised bathrooms for a family appeal. While your living options span an open lounge and dining area around the upgraded kitchen, and a spacious family room to the front of the home, with a lengthy alfresco to the exterior for indoor to outdoor entertaining. The 701sqm block provides a beautiful and easy care garden setting, with ample space for the children or pets to explore, or to add in additional features as desired, with side access into the backyard for an added appeal.

The front garden is lawned and sweeping in design, while your driveway provides access to the secure carport for parking, with side gates providing entry within the backyard for additional storage beyond. Your master suite is placed to the right of entry, with soft carpet underfoot and an effective reverse cycle air conditioning unit, plus a walk-in closet and an updated ensuite with a shower recess, vanity and WC. Bedrooms

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** For Sale

**INTERNET ID:** 300P193373

**SALE DETAILS**

**MUST BE SOLD!**

**CONTACT DETAILS**

**Elders Real Estate  
Rockingham & Baldivis**

8/2-6 Council Ave  
Rockingham, WA  
08 9591 4999

**David Parlor**  
0412 734 727

2, 3 and 4 follow on along the right side of the home, with carpet and fitted robes to all, and ceiling fans to two, while the main bathroom has also been upgraded to the same style, with a bath, shower enclosure and vanity within.

Your lounge on entry is extremely welcoming given its warming fire and bay window overlooking the gardens, while the same carpet from the bedrooms ensures comfort throughout. Your main family zone sits toward the rear with areas for both living and dining, and another reverse cycle air conditioning unit, with direct access to the awaiting alfresco for an uninterrupted flow between. The modernised kitchen sits centrally with an extended breakfast bar for casual meals, an in-built stainless-steel oven, gas cooktop and rangehood, plus ample cabinetry throughout. While moving outside and your generous alfresco sits under a gabled roof and runs the side of the home, with exposed aggregate underfoot for a contemporary feel. And finally, the fully fenced and substantial backyard is lawned in its entirety and bordered with tropical plant life.

Located just a short walk from the popular Waikiki Village Shopping Centre, your convenient setting is surrounded by a choice of parkland and greenspace, with a range of schooling equally within reach for a laid back family focus. Public transport and road links ensure ease of connectivity, with a variety of recreational appeal on hand, including that breathtaking coastline, the pristine beaches and the nearby delights of Rockingham, with its endless entertainment and leisure facilities.

Other features of the property include:

- Newly installed flooring throughout the main living area
- Separate laundry with linen cabinetry and direct exterior access
- Private secondary WC
- LED downlighting
- Ceiling fans to both living areas
- 2 x reverse cycle air conditioning units
- 2 x interior gas bayonet points
- Instant gas hot water system
- 1 x exterior gas point for the barbecue
- Handy garden storage
- Exterior roller shutters
- 1.5kW solar panel system with 9 panels
- Bore for ease of upkeep with automatic reticulation
- Single carport with automatic door
- 3m side access
- Built in 1991

Contact David Parlor today on 0412 734 727 to arrange your viewing.

The information provided including photography is for general information purposes only and may be subject to change. No warranty or representation is made as to its

accuracy, and interested parties should place no reliance on this information and are required to complete their own independent enquiries, inclusive of due diligence. Should you not be able to attend in person, we offer a walk through inspection via online video walk-through or can assist an independent person/s to inspect on your behalf, prior to an offer being made on the property.

All measurements/dollar amounts are approximate only and generally marked with an \* (Asterix) for reference. Boundaries marked on images are a guideline and are for visual purposes only. Buyers should complete their own due diligence, including a visual inspection before entering into an offer and should not rely on the photos or text in this advertising in making a purchasing decision.

- Land Area 701.00 square metres
- Building Area: 134.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Single garage







