



30 Rupara Circle, Quinns Rocks



Family coastal living

Situated on the highly desirable coastal side of Marmion Avenue, this four-bedroom, two-bathroom home has been freshly renovated throughout, and is perfect for busy families seeking a spacious and low-maintenance property. Being five minutes from pristine beaches is an enviable bonus to living in this immaculately presented home.

Designed with family living in mind, this generous property features open-plan living and dining, a renovated kitchen with new appliances and bench seating, a study nook and a theatre room, giving everyone plenty of space to carry out their daily activities and also come together for quality time. Alfresco dining in the undercover patio with café blinds offers year-round entertaining and relaxation in the fully enclosed and tidy garden.

The easy-care 540sqm block includes a double lock-up garage with ample parking and room for your boat or caravan since you'll have plenty of opportunities to explore the coastline, new solar panels and battery as well as the latest heat pump hot water system storage to keep your electricity costs to a minimum. This contemporary property encapsulates its prime coastal location with nods to the nearby Indian Ocean with its rendered exterior, white plantation shutters and sandy-coloured large-form tiles in the living areas.

Quinns Rocks benefits from many amenities, including several schools, such as Quinns Beach Primary School, Irene McCormack Catholic College,

🛏 4 🚿 2 🚗 2 📏 540 m2

Price Offers from \$839,000

Property Type Residential

Property ID 30882

Land Area 540 m2

Inspection Times

Sun 24 Nov, 11:30 AM - 12:00 PM

Agent Details

Rick Milankov - 0402 676 050

Office Details

Xceed Real Estate - Sales
Level 8, 3 Hasler Road Herdsman,
WA, 6017 Australia
08 9207 2088

XCEED 
REAL ESTATE

Quinns Rocks Primary School and Quinns Baptist College. The nearby Brighton Village Shopping Centre, Butler Central Shopping Centre and Quinns Village Shopping Centre will handle your shopping and dining needs, not to mention several beachside cafes like Jindalee Beach Shack, The Beach House and The Marina Mindarie.

You're close to arterial roads such as Marmion Avenue, Connolly Drive and the Mitchell Freeway, as well as bus routes and the Butler Train Station.

You'll need to move fast to secure this beautiful home. Rick Milankov is ready for your enquiry today at 0402 676 050 or rick@xceedre.com.au.

Property features:

- Four-bedroom, two-bathroom immaculate family home
- Spacious open-plan living and dining with dimmable lights
- Theatre room with a recessed ceiling, dimmable lights and new carpets
- Renovated kitchen with new stainless steel 900mm appliances (gas cooktop, oven, rangehood), new dishwasher, double sink, tiled splashback, walk-in pantry and a breakfast bar with seating
- Alfresco dining in a paved patio under the main roof with café blinds
- Generous primary bedroom with a walk-in robe and an ensuite with dual sinks and a spa bath
- New study nook
- New white plantation shutters to windows in living, dining, theatre and master bedroom
- New blinds and pelmets throughout
- Separate laundry with new overhead cabinets and external access
- Recently painted inside and out
- New ducted reverse cycle air-conditioning
- All bedrooms with new remote ceiling fans with lights and new carpets
- New solar panels with battery – app controlled
- New LED lights throughout
- New vanities to bathroom
- Family bathroom with a bathtub
- New heat pump hot water system
- Double lock-up garage with additional parking and room for a boat or caravan
- 540sqm easy-care block with a garden shed
- 2006 brick-rendered and iron construction

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.