



64 Gaskin Road, Kenwick

## Effortless Family Living with a Touch of Style

Tucked away in a quiet street in Kenwick, this beautifully cared-for home offers the kind of easy, relaxed living families are always searching for.

Set on a generous 682sqm block, everything here has already been done, simply move in and start enjoying.

Step inside and you are welcomed by a light-filled open-plan living space that truly feels like the heart of the home. The kitchen, separate dining, and family lounge area come together seamlessly, creating the perfect setting for everything from busy weekday routines to laid-back weekends with friends and family.

The kitchen is finished with sleek black quartz granite benchtops, stainless steel appliances, induction cooktop and electric oven, and a well-designed layout including a large pantry with clever Lazy Susan shelving to keep everything within easy reach.

For those moments when everyone needs their own space, a separate sunken lounge offers a cosy retreat, while the dedicated study or playroom provides flexibility for growing families or those working from home.

All bedrooms are comfortably appointed with built-in robes, ceiling

3 1 2

### FOR SALE

Under Offer

### AGENTS

Michael Sheppard  
0433 275 080  
michael.sheppard@ljhvicpark.com.au

Diane Sheppard  
0420 216 066  
diane.sheppard@ljhvicpark.com.au

### AGENCY

LJ Hooker Victoria Park | Belmont (WA)  
(08) 9473 7777

All information contained therein is gathered from relevant third parties sources.  
We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

LJ Hooker

fans, and security roller shutters, while the renovated bathroom and laundry add a fresh, modern feel throughout. Comfort is well taken care of with split system air conditioning, a gas fireplace for those cooler evenings, and laminate timber flooring that adds both warmth and durability.

Step outside and the lifestyle continues.

Undercover alfresco right outside your back door, with built in BBQ. If that is not enough, there is a super large alfresco area has been designed for year-round enjoyment, perfect for large family gatherings and entertainment all year round.

Limestone paving, astro turf, and plenty of room for entertaining or simply unwinding while the kids or pets play safely in perfectly surrounded and secure back yard

There's even space to add a future pool if you've been dreaming of one.

The front and rear gardens are neat, reticulated, and low-maintenance, giving you more time to enjoy the things that matter. Practicality has not been overlooked either, with solar panels, security features throughout, automatic gated entry, a double carport, and extra parking for a caravan or boat behind the secure doors

- \* Should you wish to make a non binding offer, please copy and paste this link below into your browser and follow the prompts

<https://prop.ps/I/Sdie9YTHWCym>

Features you will appreciate:

- Renovated bathroom and laundry
- Kitchen with granite benchtops offering you plenty of storage
- Spacious open-plan living plus separate sunken lounge
- Dedicated study / playroom
- Split system air conditioning + gas fireplace
- Laminate timber flooring
- Plantation blinds throughout internally
- Security roller shutters front and back windows
- Solar panel system
- Double carport with automatic gates + extra parking
- Low-maintenance, fully reticulated gardens
- Resort-style alfresco with limestone paving & astro turf
- 2 Large storage sheds

Positioned close to local schools, shops, transport, and everyday amenities, this home delivers the perfect balance of comfort, convenience, and lifestyle.

A home that's ready when you are - This one is easy to fall in love with.

Shire Rates PA: \$1,775 - approx  
Water Rates PA: \$1,121.64

## MORE DETAILS

Property ID 5GVSFFB  
Property Type House

**Michael Sheppard 0433 275 080**

Sales Consultant | michael.sheppard@ljhvicpark.com.au

**Diane Sheppard 0420 216 066**

Real Estate and Business Agent | diane.sheppard@ljhvicpark.com.au

**LJ Hooker Victoria Park | Belmont (WA) (08) 9473 7777**

288 Albany Highway, VICTORIA PARK WA 6100

victoriapark-belmontwa.ljhooker.com.au |

reception@ljhvicpark.com.au



All information contained therein is gathered from relevant third parties sources.  
We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.



## 64 Gaskin Rd, Kenwick WA 6107

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here in measurements of doors Windows rooms and any other items are approximate and no responsibility is taken for any error omission or misstatement . This plan is for illustrative purposes only and should be used as such by any prospective purchaser.