



10 Vicary Place, Rokeby

Space, Versatility & Potential on 923m²;

Offering generous space, practical living and plenty of potential, this solid brick home presents an exciting opportunity for families, renovators and buyers looking for a property they can make their own.

Built in 1985 and positioned on a substantial 923m² block, the home provides an impressive combination of indoor and outdoor living, with multiple living areas and excellent flexibility for the growing family.

At the heart of the home is a spacious open-plan kitchen, dining and living area, creating a comfortable central hub for everyday life and entertaining. There are four bedrooms, with built-in wardrobes to three, providing plenty of accommodation for family and guests.

Comfort is well catered for with a heat pump, while new carpet and doors have already added a fresh touch to the home.

For those who love entertaining, the covered outdoor entertainment area provides an ideal space for gatherings, barbecues or relaxing with family and friends.

4 1 1

FOR SALE
Offers Over \$669,000

VIEW
By Appointment

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

The home also offers exceptional versatility with a games room/rumpus area, providing the perfect space for children, teenagers, a home office, media room or additional living zone.

Outside, the large block provides plenty of room for children, pets, gardens and future possibilities, while the garage and workshop will appeal to tradies, hobbyists and anyone needing extra storage or workspace. Solar panels add further appeal and help improve the home's energy efficiency.

While the property would benefit from some cosmetic updating, the fundamentals are here, offering buyers the opportunity to add their own style and value over time.

Property Features

- Solid brick home, built in 1985
- Generous 923m² block
- Four bedrooms
- Built-in wardrobes to three bedrooms
- Open-plan kitchen, dining and living
- Heat pump
- New carpet and doors
- Covered outdoor entertainment area
- Games room/rumpus
- Garage
- Workshop
- Solar panels
- Multiple living options
- Excellent scope for cosmetic improvement

With its generous landholding, versatile floorplan and abundance of additional space, 10 Vicary Place is a property with plenty to offer today and even more potential for tomorrow.

The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however, cannot guarantee it. Accordingly, all interested parties should make their own enquiries to verify this information.

MORE DETAILS

Property ID	XGJ1F
Property Type	House
House Size	133 m2
Land Area	923 m2
Including	Toilets (1)

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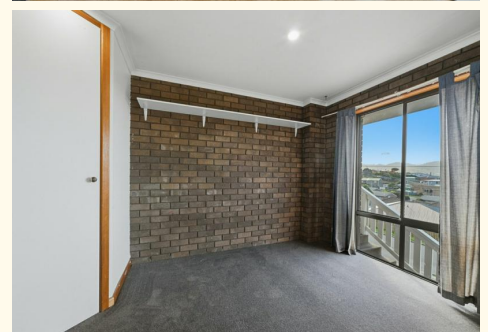
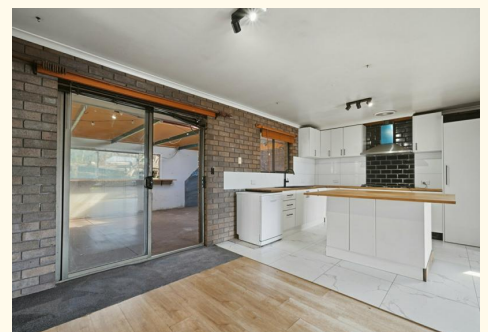
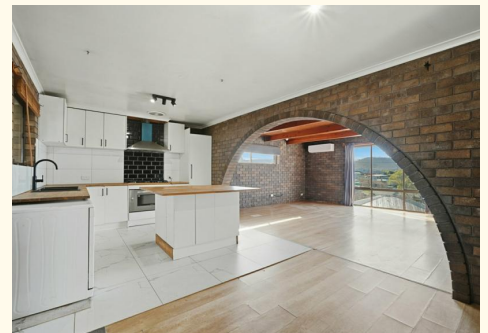
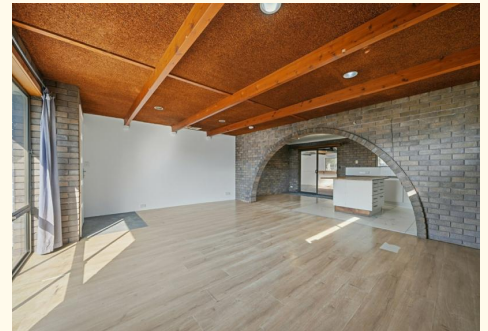
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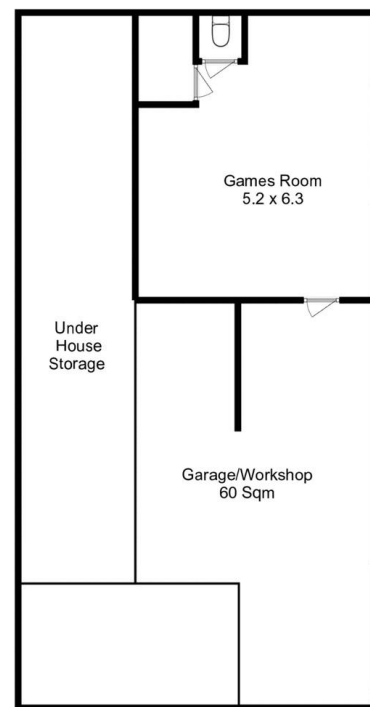
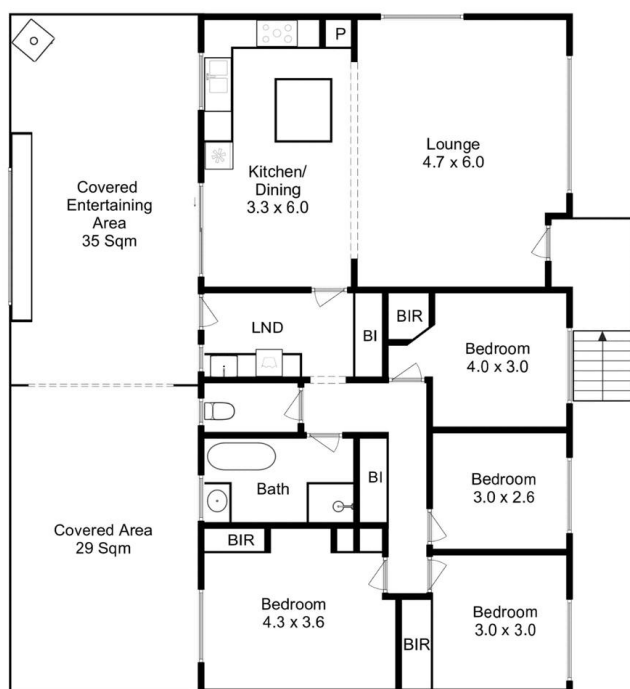
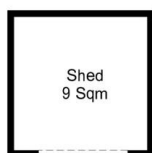
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This floor plan is for marketing purposes only and is to be used as a guide.

