

## Smithfield, 12 Rockingham Parade

### Exceptional Quality Home in Smithfield

We are delighted to present this beautifully designed brand new 4-bedroom home situated in the serene suburb of Smithfield. This property boasts of quality finishes throughout, providing a comfortable and luxurious living experience.

#### Key Features:

- Three spacious bedrooms + Media Room or Fourth Bedroom: The Primary and Secondary Bedrooms both feature walk in robes.
- Kitchen: The kitchen is equipped with modern appliances and quality finishes, making it a pleasure to prepare meals. Extra cabinetry, large 900mm oven and induction cooktop.
- Design: 253.79sqm2 of undercover floorspace with high ceilings larger rooms open flowing floorplan and upgraded floor/bathroom tiling selections.
- Two bathrooms: The primary bedroom benefits from a private ensuite with upgraded bath, the property includes a second well-appointed bathroom also with bath, both feature quality finishes and fixtures.



**Disclaimer:** 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.

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**For Sale**  
Please Call

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[ljhooker.com.au/TDDHSS](http://ljhooker.com.au/TDDHSS)

**Contact**  
**Nick Pelucchi**  
0410 102 277  
[nick.pelucchi@ljhooker.com.au](mailto:nick.pelucchi@ljhooker.com.au)  
**James Gilbertson**  
0425 799 512  
[james.gilbertson@ljhooker.com.au](mailto:james.gilbertson@ljhooker.com.au)

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**(07) 4059 0594**

- Study: A dedicated study room provides the perfect space for a home office or a quiet place for children to do their homework.
- Outdoor Spa: Enjoy relaxing moments in the outdoor spa, a perfect spot to unwind after a long day.
- Garden: The property boasts of a well-maintained garden, providing a peaceful outdoor space for relaxation and entertainment which is low in maintenance.
- Garage: The property includes an extended 6.6m x 6.6m garage, providing secure parking for larger vehicles or room for a workspace
- 6.6kw Solar Panels: The house is equipped with solar panels, helping to reduce your energy bills and contribute to a greener environment.
- Air Conditioning: The house is fitted with a split system air conditioning to ensure you stay cool during the hot summer months.

This property is a perfect blend of comfort, luxury, and eco-friendliness, making it an ideal home for families. The quality finishes in every room add a touch of elegance and sophistication, enhancing the overall appeal of the house. Located in an excellent position, you'll have easy access to public transport, shops, schools, dining, parks, and even the beach.

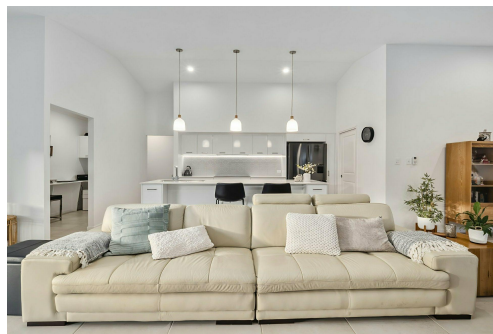
Don't miss out on this opportunity to own a piece of Smithfield's finest real estate. Contact us today to arrange a viewing.

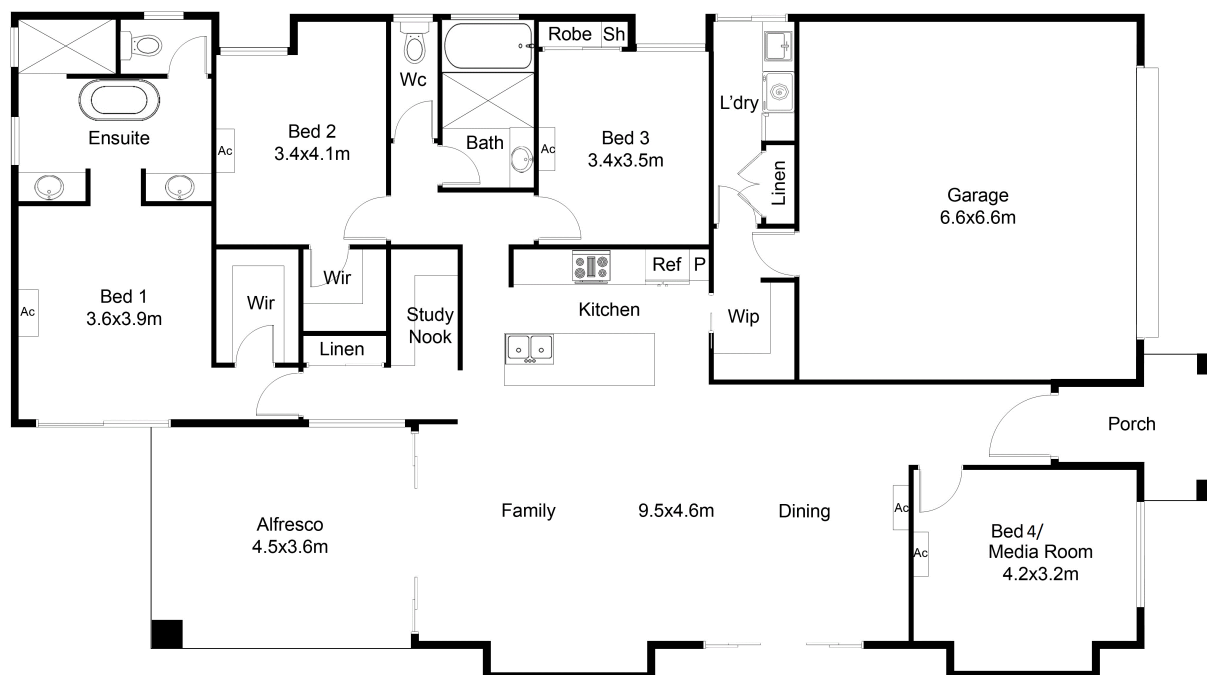
## More About this Property

Property ID	TDDHSS
Property Type	House
Land Area	451 m²
Including	Study Air Conditioning Spa Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels Induction Cooktop 900mm Oven

**Nick Pelucchi 0410 102 277**  
 Operations Manager | Residential Sales | [nick.pelucchi@ljhooker.com.au](mailto:nick.pelucchi@ljhooker.com.au)  
**James Gilbertson 0425 799 512**  
 Residential Sales | [james.gilbertson@ljhooker.com.au](mailto:james.gilbertson@ljhooker.com.au)

**LJ Hooker Cairns Beaches (07) 4059 0594**  
 Shop 10/471 Varley Street, YORKEYS KNOB QLD 4878  
[cairnsbeaches.ljhooker.com.au](http://cairnsbeaches.ljhooker.com.au) | [cairnsbeaches@ljhooker.com.au](mailto:cairnsbeaches@ljhooker.com.au)





FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.  
BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout.  
All enquiries must be directed to the agent, vendor or party representing this floor plan.

LIVING : 181.79 m<sup>2</sup>  
GARAGE : 46.54 m<sup>2</sup>  
ALFRESCO : 19.60 m<sup>2</sup>  
PORCH : 5.86 m<sup>2</sup>  
TOTAL : 253.79 m<sup>2</sup>

12 Rockingham Parade, Smithfield