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Welcome



4 Parkinson Place, Hillarys

One off Opportunity - THIS SUNDAY

4  2  2 

OFFERS

Eager to sell, this seller is happy to sell after just one home open with as little inconvenience as possible. More photos and a floorplan will be done in a couple of weeks if this property doesn't sell THIS WEEKEND in a one off viewing

Nestled in the quiet cul de sac, opposite the beautiful Parkinson Park, is this large family home. Right in the heart of Hillarys, this home offers an idyllic location to raise your family. Close to Hillary's Boat Harbour and its hub of restaurants, bars, family attractions, and swimming spots, you will never be left searching for something to do on the weekends! Take your pick of nearby beaches, enjoy the Whitford City Shopping Precinct, and explore the beautiful range of parks and nature reserves within a few kilometres of your doorstep.

When you aren't out enjoying the coastal lifestyle, you will be relaxing at home in one of the multiple living areas on offer. From the formal dining room, you can retire to the living area to relax in front of the TV. Or if you need to melt the stress of the day away, why not make the most of the large outdoor above ground spa, offering your very own resort at home. After your spa, enjoy a drink in the undercover alfresco area, or better yet, make the most of this space by dining outside in those balmy summer nights. Once you are ready to retire for the night, you can enjoy all that the master bedroom has to offer. From the spacious floor plan to the divine newly renovated ensuite bathroom, you are treated to the best in this home. All bedrooms including the master are finished with plush carpet underfoot for comfort, while the living areas boast timber flooring for an aesthetically pleasing look, and a hardwearing surface for these high traffic areas.

Luxury comes in many forms, and additional storage is one of them! This home delivers on

storage with a garden shed out the back for storing tools, and those well-loved Christmas decorations. The double garage also features a storage area, for that extra sought after space to make life easy. The convenience of this home continues with the reticulation installed in the gardens to keep the lawn looking lush, and the established plants thriving with little effort required! Instead, you can stay out of the heat and in the air-conditioning, with ducted air-conditioning in living areas, and reverse-cycle split systems in the bedrooms.

With highly rated public schools in your catchment, as well as esteemed private schools down the road, the kids will be offered the best opportunities with this home. Close to the coast, and the freeway, as well as only 4km from Whitford Train station means your commute to work will be a breeze. You won't need to venture far out of your postcode, with everything from Beach Clubs to the Rottneest Ferry Terminals in this suburb. Enjoy coast walks in the morning, and summer sunsets by the beach in the evening, all just minutes from your beautiful home.

SCHOOL CATCHMENT

Hillarys Primary School (1.8km)

Duncraig Senior High School (3.3km)

RATES

Council: \$

Water: \$1438 approx.

FEATURES

- * 4 Bedrooms
- * 2 Bathrooms
- * Solid Brick Home
- * Quiet Cul De Sac Opposite Beautiful Park
- * Master Bedroom With Newly Renovated Ensuite
- * Informal and Formal Separate Living Areas
- * Timber Flooring in Living Areas
- * Carpet Flooring in all Bedrooms
- * Ducted Air-Conditioning in Living Areas
- * Reverse Cycle Air-Conditioning in Bedrooms
- * Reticulated Yards
- * Large Above Ground Spa
- * Spacious Undercover Alfresco Paved Area
- * Double Garage and Storage Area with Automatic Garage Door
- * Garden Shed

LIFESTYLE

31m  Parkinson Park

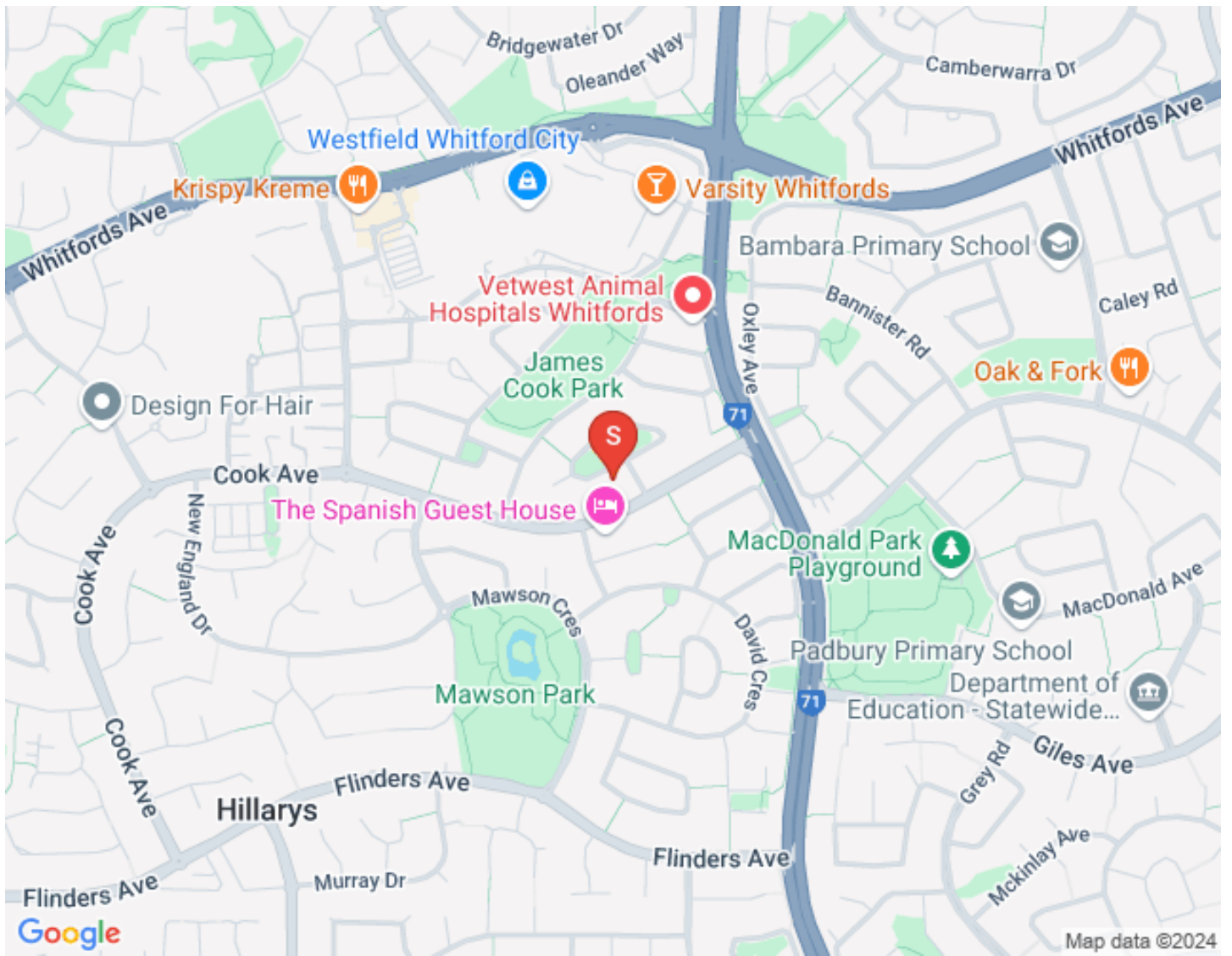
600m  James Cook Park

600m - Hillarys Plaza Medical Centre

800m  Whitford Public Library

850m  Mawson Park

- 1.2km 📍 McDonald Park Playground
- 1.2km 📍 St Mark's Anglican Community School
- 1.5km 📍 Westfield Whitford City Shopping Centre
- 1.8km 📍 Hillarys Shopping Centre
- 2.5km 📍 Whitfords Beach
- 2.9km 📍 Pinnaroo Point Beach
- 2.9km 📍 Hillarys Beach Club
- 4.0km 📍 Whitfords Train Station
- 4.3km 📍 Hillarys Boat Harbour



Comparable Sales



28 SOLANDER ROAD, HILLARYS, WA 6025, HILLARYS

4 Bed | 2 Bath | 1 Car
\$1,000,000
Sold ons: 18/04/2024
Days on Market: 63

Land size: 689
sale - sold



22 SPORING WAY, HILLARYS, WA 6025, HILLARYS

4 Bed | 2 Bath | 2 Car
\$1,155,000
Sold ons: 08/07/2024
Days on Market: 34

Land size: 684
sale - sold



7 GORE PLACE, HILLARYS, WA 6025, HILLARYS

4 Bed | 2 Bath | 2 Car
\$1,200,000
Sold ons: 24/09/2024
Days on Market: 50

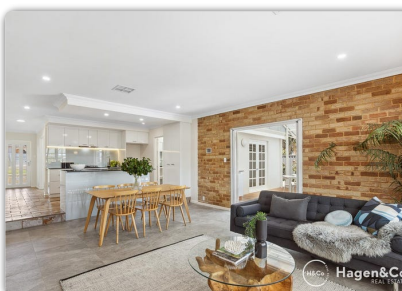
Land size: 428
sale - sold



23 SPORING WAY, HILLARYS, WA 6025, HILLARYS

4 Bed | 2 Bath | 2 Car
\$1,265,000
Sold ons: 19/09/2024
Days on Market: 30

Land size: 684
sale - sold



36 TAYLOR WAY, HILLARYS, WA 6025, HILLARYS

5 Bed | 2 Bath | 2 Car
\$1,270,000
Sold ons: 23/02/2024
Days on Market: 23

Land size: 688
sale - sold



19 PLYMPTON MEWS, HILLARYS, WA 6025, HILLARYS

4 Bed | 2 Bath | 2 Car
\$1,310,000
Sold ons: 13/02/2024
Days on Market: 2

Land size: 618
sale - sold



10 LANDELLS RISE, HILLARYS, WA 6025, HILLARYS

5 Bed | 2 Bath | 3 Car
\$1,355,000
Sold ons: 12/03/2024
Days on Market: 34

Land size: 737
sale - sold



24 PARKINSON COURT, HILLARYS, WA 6025, HILLARYS

4 Bed | 2 Bath | 3 Car
\$1,380,000
Sold ons: 08/11/2023
Days on Market: 22

Land size: 770
sale - sold

This information is supplied by First National Group of Independent Real Estate Agents Limited (ABN 63 005 942 192) on behalf of Proptrack Pty Ltd (ABN 43 127 386 295). [Copyright and Legal Disclaimers about Property Data.](#)

Offer Documents

[Click to Download the Offer Pack](#)

[Click to Download the Multiple Offers form](#)

Certificate of Title

[Click here to view the Certificate of Title](#)

[Click here to view the Sketch](#)

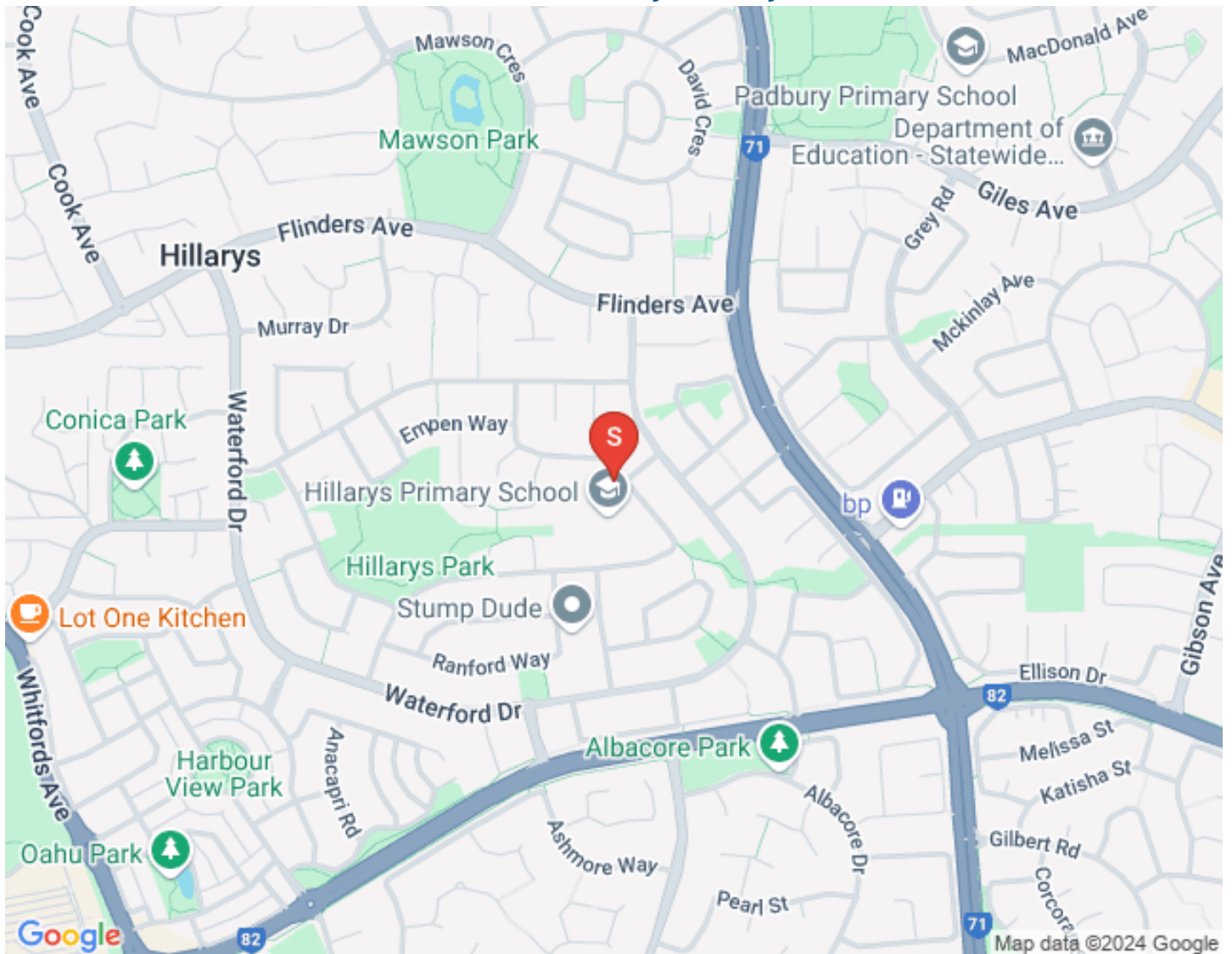
[Click here to view the Plan](#)

[Click here to view the Transfer](#)

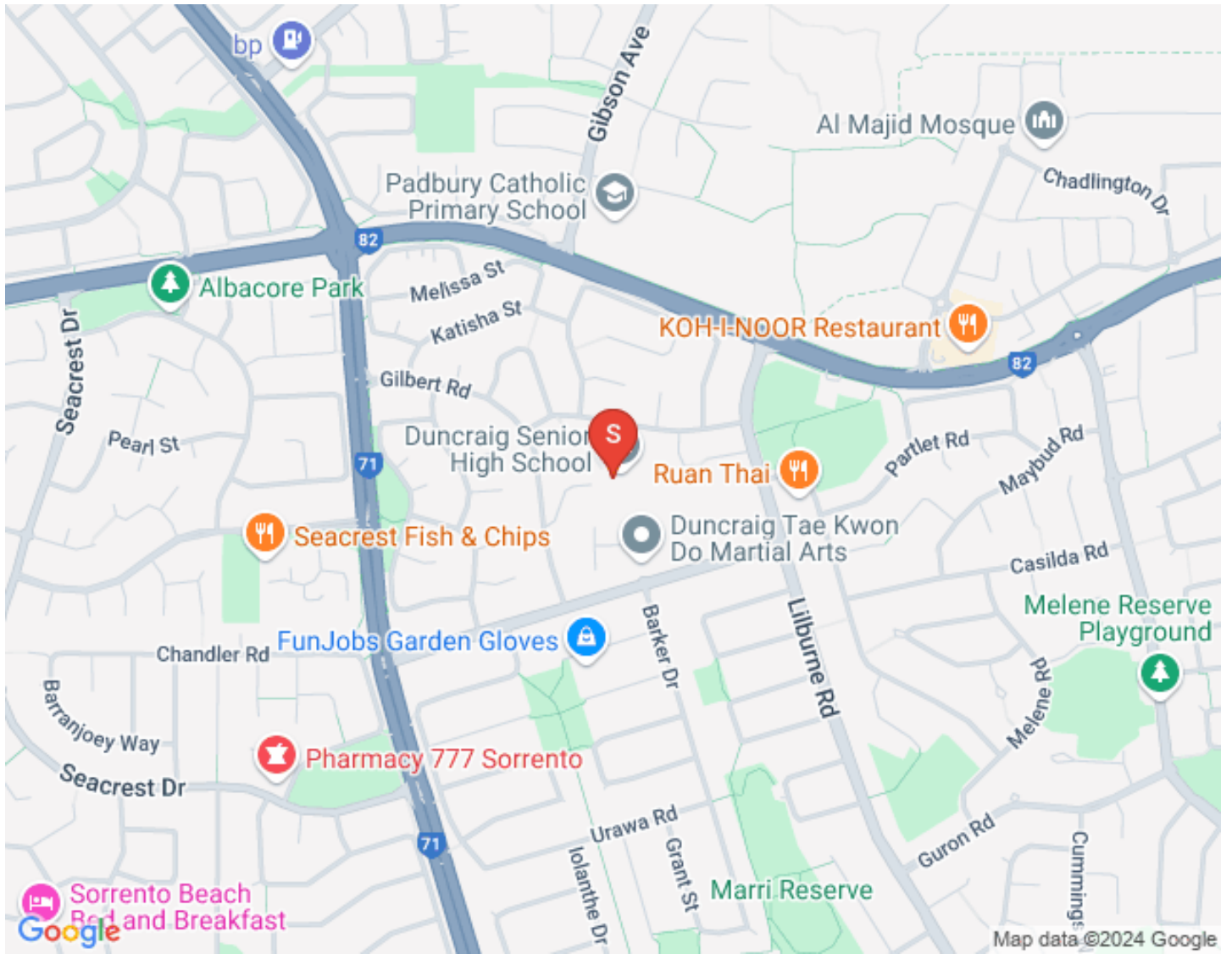
Local Schools



[Click Here to View Hillarys Primary School](#)



[Click Here to View Dun Craig Senior High School](#)



Hillarys

Hillarys Boat Harbour



AQWA



Mullaloo Beach



Ocean Reef Boat Harbour



Local Parks



Mullaloo Beach Hotel

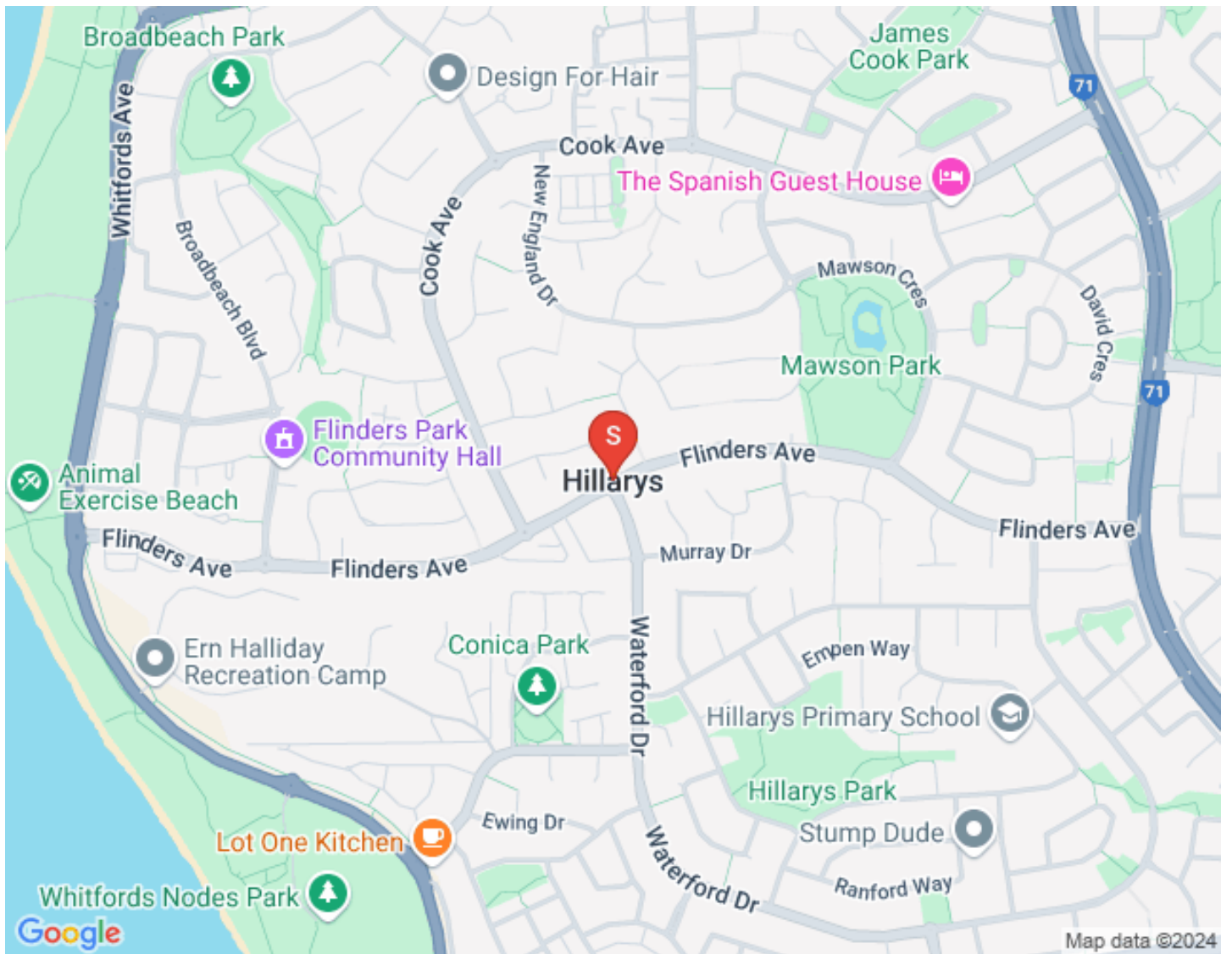


IGA Beaumaris



Joondalup Resort Golf Course





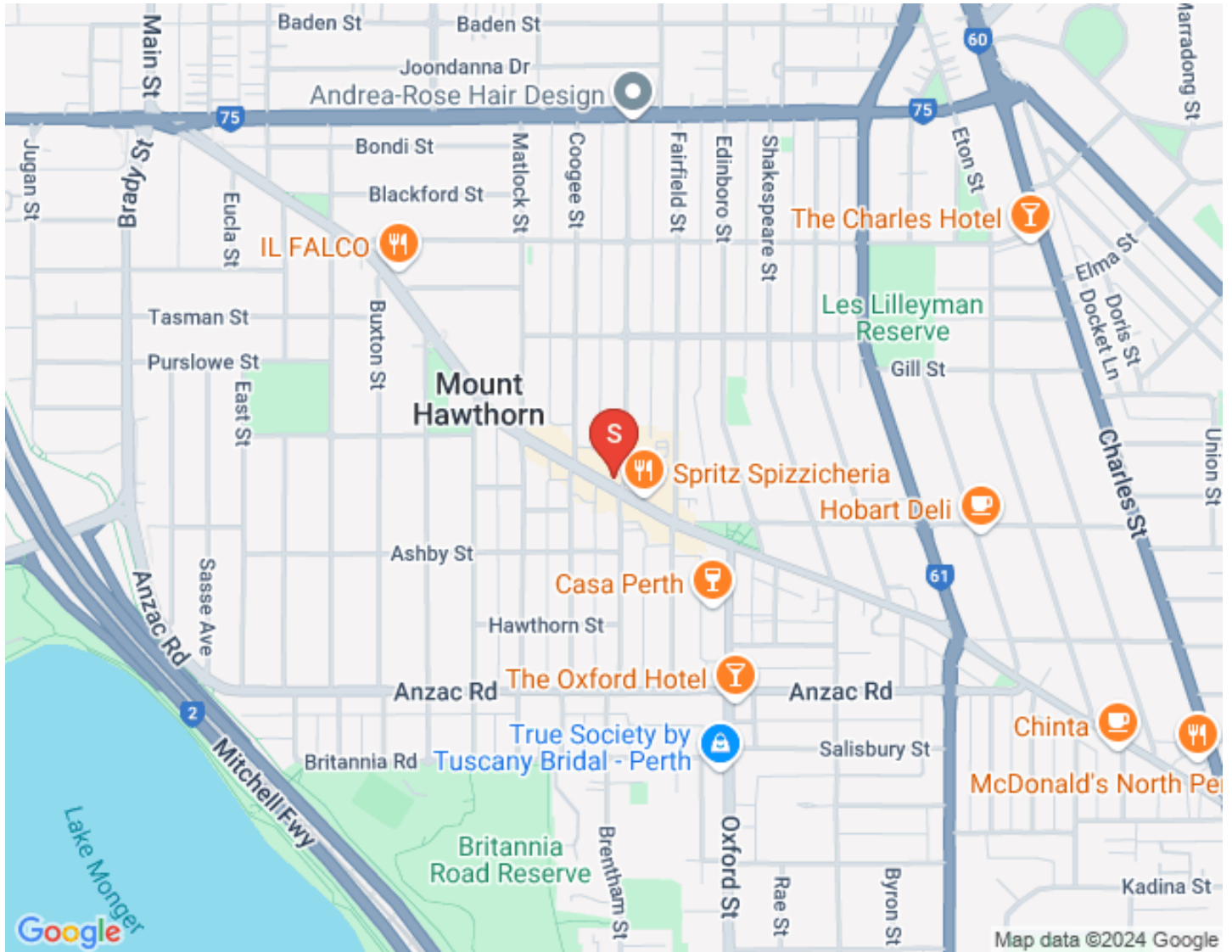
Joint Form of General Conditions

2018 General Conditions

**JOINT FORM
OF
GENERAL
CONDITIONS
FOR THE
SALE OF
LAND**

[View Joint Form Here](#)

Team Genesis



DAMIAN MARTIN

PARTNER / SALES CONSULTANT

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dmartin@fngenesis.com.au

"When I first heard that Damian attained his Real Estate sales registration, I knew he would be a successful agent!" says Director Jonathan Clover. "As a defensive player of the year 6 times and 4 time Champion in the National Basketball League of Australia, Damian is used to sacrificing for his team and being dedicated to process. Real estate is no different. It's about making sacrifices and putting it all on the line for the client, and being dedicated to a proven process without cutting corners or letting ego get in the way"

Damian says "I joined First National Genesis because their values (People, Community, Property...in that order) align with my own. I also know how beneficial having the right coaches, trainers and support staff are to becoming the best version of yourself!" Damian also notes that partnering with the company director Jonathan Clover will be great to grow his knowledge of real estate and fine tune his negotiation skills.



JONATHAN CLOVER

DIRECTOR / SALES COACH / AUCTIONEER

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Working within his father's real estate agency since the age of 16, Jonathan has done most roles within a real estate office including pushing a mop and broom around, analyzing marketing and property trends, managing client engagement...

"My dad owns a real estate office in Canada, my grandfather started what became the largest agency on Vancouver Island at the time, my uncle runs one of the largest commercial real estate agencies in British Columbia... it's a genetic disorder in our family" Jonathan remarks.

"A lot of people ask me why I am in real estate?" Jonathan says the answer is simple, "Aside from my faith and family there are 3 things that get me up in the morning. I love meeting and helping people, I value our shared community, and I am passionate about property. This is the perfect industry for me!"

The last decade has seen Jonathan progress from a business consultant within the real estate and business broking industry to the WA /NT State Manager of First National Real Estate, Australia's largest group of independent real estate agents. He is now the Director and Sales Coach of his very own First National Real Estate Office.



GUY KING

SALES CONSULTANT

0417900315

gking@fn genesis.com.au

Guy brings more than ten years of real estate knowledge to the Genesis team and a lifetime of business experience. Highly talented, driven and energetic, Guy's deep knowledge of the Eastern Hills, Foothills and Swan Valley markets coupled with his passion to connect with people and his community as a long-term hills resident are just a few reasons why Guy is highly qualified to help you in one of life's more challenging periods; moving!

We are excited that Guy has joined Team Genesis and the wider First National Real Estate family.



RONNIE SINGH

SALES CONSULTANT

0430161765

rsingh@fn genesis.com.au

Meet Ronnie Singh, a real estate agent with a passion for helping people achieve their property dreams. With over 8 years of experience in the industry, Ronnie specialises in the southern suburbs, particularly in the sought after areas of Piara Waters, Harrisdale and their surrounds.

Ronnie has a proven track record of successful settlements and countless happy clients who attest to his high level of professionalism and dedication to achieving the best possible outcome. His skilful negotiation and persistence ensure that he consistently achieves the best possible sale price for his clients.

Ronnie is the real estate agent you want to hire for all your property needs. With his knowledge of the local market and commitment to providing exceptional service, you can trust Ronnie to guide you through every step of the buying and selling process. Contact Ronnie today and experience the difference that a skilled and dedicated real estate agent can make.



NISTHA JAYANT

PERSONAL ASSISTANT

njayant@fngenesis.com.au

Introducing Nistha, our secret weapon in the Southern Suburbs. With a keen eye for detail and a passion for real estate, Nistha serves as a sales assistant to Ronnie Singh, specializing in the sought-after areas of Piara Waters, Harrisdale, and their surrounds.

Nistha's role spans all stages of the sales process, from prospecting to handing over the keys. Renowned for her dedication, professionalism, and unwavering optimism, she has become a favorite among clients and a vital asset to Ronnie's team. Contact Ronnie today and see how experience, people, and process deliver the best possible results for his clients.



MARK HUTCHINGS

SALES CONSULTANT

0416304650

mhutchings@fngenesis.com.au

Mark Hutchings is First National Genesis' first pick in the 2024 draft! After a decade long AFL career, 9 years with our very own West Coast Eagles, Mark has decided to direct the same dedication and hard work to his career in Real Estate. "When we first sat down together, I could tell Mark had a strong business mind, asking good questions and was quick to understand marketing strategies", company Director Jonathan Clover noted. "A reputation of loyalty to his team-mates, commitment to the heavy training regime of being a professional athlete and a very competitive character to get the best outcomes all give me confidence that our clients are in good hands with Mark." Why real estate? Mark's "people first" ethos and keen interest in property have drawn him into the property industry and he has submerged himself gaining a huge amount of knowledge and experience as he works alongside veteran agent and company director, Jonathan Clover.



ILENA GECAN

ASSISTANT PROPERTY MANAGER

0412 175 528

rentals@fngenesis.com.au

Ilena found her true calling in the real estate industry in 2019, transitioning from a background in administration, reception, and real estate marketing. Now, as a dedicated Assistant Property Manager at First National Genesis, she thrives in the dynamic world of real estate. She brings a willingness to listen, understand, and work alongside you to achieve your real estate goals. Her strong ties to the local community inspire her commitment to delivering exceptional service. Whether you're a tenant or property owner, Ilena invites you to our Mount Hawthorn office for a friendly chat and valuable insights into the Genesis approach to property management. Outside of the office, Ilena enjoys her time spent in nature, hiking, photography, and the outdoors, moments of tranquillity that rejuvenate the spirit and refresh the body, ready for another week in the fast-paced world of Property Management.



KAHLA PURVIS

RECEPTIONIST/MARKETING OFFICER

reception@fngenesis.com.au

Meet Kahla, the newest addition to the Genesis Team. Kahla resides in Heathridge and joins Team Genesis as a Receptionist and Marketing Officer.

Recent Sales in the Area



16 Inlet Grove, Mullaloo

4 Bed | 2 Bath | 2 Car

Land size: 714sqm

UNDER OFFER - 10 Offers Presented

11 Tellen Street, Mullaloo

4 Bed | 2 Bath | 2 Car

Land size: 703sqm

\$679,000



20 Ridge Close, Edgewater

6 Bed | 3 Bath | 2 Car

Land size: 901sqm

High \$700,000's



18 Glensanda Way, Mindarie

5 Bed | 5 Bath | 3 Car

Land size: 604sqm

UNDER OFFER



24 Fraser Way, Padbury

4 Bed | 1 Bath | 2 Car

Land size: 685sqm

From \$469,000



4 Quarry Ramble, Edgewater

4 Bed | 2 Bath | 2 Car

Land size: 710sqm

End Date Process



2 Horizon Place, Edgewater

4 Bed | 2 Bath | 3 Car

Land size: 772sqm

End Date Process



124A High Street, Sorrento

Land size: 300sqm

From \$450,000



55A Clontarf Street, Sorrento

4 Bed | 3 Bath | 2 Car

Land size: 317sqm

UNDER OFFER