

Leased



45 Ellersdale Avenue, Warwick



## THIS CHARMING ABODE

\*FIRST VIEWING WILL BE SCHEDULED FOR MID MAY\*

Sitting less than 2km to the train station and with proximity to Reid Highway, Mitchell Freeway and the amenity filled Shopping Centre, absolutely everything you need, and more is right on your doorstep.

Just a quick stroll to shops, restaurants, cafes, and cinema, what more could you want from a truly wonderful location.

3 Bedrooms

Bathroom with separate bath

Front lounge room or 4th bedroom

Kitchen, dining, and family

Separate laundry

Air-conditioning & ceiling fans

Single car garage with drive through access

Side access

Shed

Outside patio area and second sitting area

Huge grassed area with fruit trees

Pets considered

3 1 1

**Price** LEASED BY XCEED

**Property Type** Rental

**Property ID** 27451

### Agent Details

Kristie-Lee Newnham - 08 9207 2088

### Office Details

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

**XCEED**   
**REAL ESTATE**

## HOW TO BOOK AN INSPECTION FOR THIS PROPERTY

If you would like to book an inspection for this property, then simply scroll down past the description and click the 'Book an Inspection Time' button and

select from one of the available times. If no time is currently available, register your interest and you will be alerted when the next inspection time is scheduled Happy house-hunting!

**IMPORTANT INFORMATION:**

1. Every person attending a home open needs to register their details individually and separately - anyone over 18 not registered may be denied entry due to capacity and Covid Register compliance
2. If there is no home open time listed, register your interest and you will be alerted when a time is booked - please do not enquire requesting a viewing as you will not receive a response
3. Due to the sheer volume of enquiries, we receive in this market, we cannot accommodate private inspections so please ensure you or a representative for you attends the scheduled time booked
4. If you live outside of the Perth Metro area and physically cannot attend a viewing or have a representative attend for you, please email the leasing consultant direct to discuss.

*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.*