

Leased



8 Erina Way, Ridgewood



## BIGGER & BETTER IN PERSON!

This delightful 4 bedroom, 2 bathroom is in a great location with close access to the Mitchell freeway and will tick many boxes, this well presented home has many features and is the perfect family home.

### Features Inside:

- Newly laid quality hybrid flooring through the bedrooms & living areas
- Front formal lounge with ceiling fan
- Caesar top to the kitchen island bench
- Modern gas hob, oven, extractor hood & dishwasher
- Study/Theatre room
- Spacious living area has ceiling fan, recessed lighting & gas bayonet
- Split system air con in living area and master bedroom
- Three minor bedrooms with recessed robes & wood effect flooring
- Newly installed ducted evaporative air conditioning
- Security screens & cameras

### Outdoor features:

- Large 614sqm block
- Double gate side access to the back for caravans, trailers, boats...
- Workshop/shed
- Rear garden & separated side garden & room for a pool!
- Raised limestone platform with patio, ceiling fan for extended entertaining
- Fully reticulated gardens to front and back
- Double carport with remote garage door

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**Price** \$600 Per Week  
**Property Type** Rental  
**Property ID** 28941

### 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

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- Solar panels (6.6kw), new solar hot water with electric booster
- Water tank for the keen gardener and plenty of room for veg gardens

**Pets:** Pets considered

**Available:** From 30/06/2023

**Lease term:** 12 months minimum

*Please include a cover letter in your application.*

**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. 2apply applications will be accepted once the property has been viewed.

Home open dates and times are subject to change so it is essential you register so that we can keep you informed.

If no time is currently available, register your interest and you will be alerted when the next inspection time is scheduled.

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