

Leased



10 Oxgang Way, Brabham



## BRAND NEW INSIDE!

Sleek, modern, low-maintenance and BRAND-NEW living is all yours to enjoy! Situated alongside other well-maintained properties and only a short distance to the lush Swan Valley.

You will fall in love with this well-designed, practical, family loving residence. Offering much more than your standard home... see for yourself what all the fuss is about.

Features include:

- Beautiful street appeal with low maintenance gardens
- 4 Bedrooms
- Master with walk in robe
- 2 minor bedrooms with built in robes
- 2 Bathrooms
- Master bedroom ensuite includes vanity, shower, and toilet
- Main bathroom has separate shower, vanity, and toilet
- Stylish kitchen with a large gas cooktop and oven, stone benchtops & dishwasher
- Kitchen with huge island bench and sit up breakfast bar
- Open plan living area that enjoys outdoor access to the alfresco area
- Separate laundry with ample storage and outside access
- Separate drying courtyard
- Ducted reverse cycle air-conditioning
- Low maintenance backyard with easy-care garden beds and real turf
- Paved alfresco area under the main roof

 4  2  2

**Price** \$650 Per Week  
**Property Type** Rental  
**Property ID** 29512

### 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

- Double lock up garage for secure parking
- Side access to backyard from garage via lockable door
- Small pets considered

A little about the location:

Nestled by the picturesque Swan Valley boarder, embraced by celebrated wineries, artisanal micro-breweries, fine dining establishments, and an abundance of distinctive boutiques, this property doesn't just offer a place to live; it assures a lifestyle unmatched. Within strolling distance to Coles Shopping Centre, this property is conveniently surrounded by various retail options. You can also enjoy easy access to Jungle Park, where Friday night pop-up eateries provide delightful dining experiences. Plus, with the upcoming "METRONET" train line extension to Brabham, your commuting needs are well taken care of.

**Pets:**

- Small pets considered

**Available: 03/10/2023**

**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.

**Life is better with Xceed®!**

*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.*