

Leased



63 Kingfisher Avenue, Ballajura



## Large family home

This large 3 bedroom & 1 bathroom family home has 3 living areas! Located close to Ballajura Primary School, Ballajura City Shopping Centre, Kingfisher Oval and much much more.

### Features:

- 3 bedroom
- 1 bathroom
- 3 living areas
- Ducted evaporative AC
- Security alarm
- Ceiling fan to main bedroom along with double mirrored wardrobe
- Second bedroom has semi built in wardrobe, front living room with floating boards and ceiling fan and extra space separated for small dining or children's play area,
- Large rear tiled rumpus room
- Tiles through dining and kitchen area
- Gas point
- Kitchen comes with a gas cooktop, plenty of cupboard space
- Ornamental fireplace
- Large internal laundry with access to rear.
- Large front and rear yards - rear side is fully enclosed with small shed, rear undercover patio great for entertaining
- Space at front of gate for 2 cars at end of driveway, otherwise long driveway to fit many cars

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<b>Price</b>	\$550 per week
<b>Property Type</b>	Rental
<b>Property ID</b>	29691
<b>Land Area</b>	767 m2
<b>Floor Area</b>	127 m2

### Agent Details

Courtenay Barry - 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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- Reticulated gardens on bore water

*Please include a cover letter in your application.*

*Lease Terms:*

**Pets:** Yes, considered on application.

**Lease:** The preferred lease term is 12+ months

#### **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.

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.

Due to the sheer volume of inquiries, we receive in this market, we cannot accommodate private inspections so please ensure you or a representative for you attends the scheduled time booked

*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.*