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7/12 Stephen Street, Queens Park



## Fully Refurbished 3 x1 Villa in Prime Location

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Welcome to 7/12 Stephen St. This beautifully presented 3-bedroom, 1-bathroom villa, offering the perfect blend of space, comfort, and convenience has been fully repainted throughout and fitted with new blinds and carpets, all fresh and ready for you to enjoy.

**Price** \$595.00 per week  
**Property Type** Rental  
**Property ID** 30737

### Agent Details

Deon Nickell-Davies - 08 9207 2088

### Property Features:

- **Spacious Living:** Enjoy a light-filled, open-plan living area seamlessly connecting to the well-appointed kitchen and dining space.
- **Modern Kitchen:** The kitchen is a chef's delight, featuring ample storage, a gas stove & electric oven.
- **Comfortable Bedrooms:** Each of the three bedrooms is generously sized and comes with built-in robes
- **Bathroom:** The spacious bathroom boasts a separate bath tub and shower, ensuring a luxurious experience without compromising space.
- **Air Conditioning:** Stay comfortable year-round with split system air conditioning in the living area
- **Double Garage:** Enjoy the security of a double lock-up garage with remote access, plus a convenient storeroom.
- **Additional Features:** Security screens on windows and doors, gas bayonet for heating.

### Office Details

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

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### Important Information:

- **Landscaping:** The rear of the property will undergo improvements, the outdoor area will be landscaped with new limestone look paving and garden beds. There will be improved retic and some low maintenance planting. This work is scheduled to begin towards the end of November.
- **Garage Door:** The garage door will be replaced with a new remote-controlled garage door, matching the existing profile and color. This project is anticipated to be completed before Christmas this year.

### Location Features:

- **Convenient Location:** Situated close to parks, public transport, schools, and shops, this villa offers a lifestyle of ease.
- **Parkside Living:** Backs onto Munja Park, complete with an oval and play equipment for family fun.
- **Easy Access:** Just a short 10-minute drive to Carousel Shopping Centre and 6-minute drive to IGA for all your shopping needs.
- **Great Transport:** Enjoy convenient access to bus routes on Wharf St and the nearby Queens Park Train Station.
- **Perth City Proximity:** Situated only 9.5km from the vibrant Perth City, you're just a short commute away from all the action.

This beautifully presented villa offers a fantastic opportunity to secure a comfortable and convenient home in a sought-after location. Don't miss out!

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!

Disclaimer - Whilst every care has been taken in the preparation of this advertisement, all information supplied by the owners and the owners agent is provided in good faith. Prospective tenants are encouraged to make their own enquiries to satisfy themselves on all pertinent matters. Images are for illustrative purposes.

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