

Leased



5/52 Sayer Street, Midland



Stylish Midland Villa - Lock-Up-and-Leave Living at its Finest

3 2 1

PROUDLY PRESENTED BY DEON @ XCEED REAL ESTATE - YOUR LOCAL INVESTOR SPECIALIST

Price \$620.00 per week
Property Type Rental
Property ID 31303

This exceptional 3-bedroom, 2-bathroom villa offers impressive low-maintenance living in a beautifully presented, secure gated complex in the heart of Midland. Enjoy the convenience of city living with easy access to all amenities.

Agent Details

Deon Nickell-Davies - 08 9207 2088

Property Features:

Office Details

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

- **Spacious Layout:** Welcoming front living room leading to an open-plan kitchen and meals area.
- **Modern Kitchen:** Features a storage pantry, double sinks, modern stainless-steel rangehood, gas cooktop, oven, and dishwasher. Seamless access to a fabulous rear entertaining patio via sliding stacker doors.
- **Bedrooms:** Three bedrooms with built-in wardrobes; the spacious master suite boasts mirrored built-in robes and custom built-in bedside storage, and a private ensuite bathroom with toilet, sleek granite vanity, and shower.
- **Bathrooms:** Separate main bathroom with a bathtub and showerhead, under-bench vanity storage, and a separate second toilet.

XCEED **REAL ESTATE**

- **Added Conveniences:** Separate laundry with overhead storage cupboards, linen press, ducted and zoned reverse-cycle air conditioning, audio-intercom system, **security screen doors and windows**.
- **Outdoor Living:** Covered and paved entertaining patio, under-cover rear clothesline, and low-maintenance gardens.
- **Parking:** Large single-width lock-up garage.
- **Energy Efficiency:** Enjoy reduced energy bills with the **installed solar power system** and **double-glazing**, creating a more comfortable and environmentally friendly living space.

Location Features:

- **Prime Midland Location:** Secure gated complex close to the heart of Midland.
- **Walk to Amenities:** Only metres from Weep Park and Midland Gate Shopping Centre. Bus stops, parks, cafes, restaurants, schools, and medical facilities are all within easy walking distance.
- **Easy Commute:** Minutes from Midland Train Station, major arteries, the Swan River, and the picturesque Swan Valley.
- **Nearby Schools:** Close proximity to Woodbridge Primary School and Governor Stirling Senior High School (distances provided in the original text).
- **Airport & City Access:** Convenient access to Perth Airport and the Perth CBD (distances provided in the original text).

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!

ARE YOU A PROPERTY OWNER LOOKING TO LEASE YOUR HOME? If you are looking for property management support, we would love to speak to you. Contact our Investment Consultant Deon Nickell-Davies via deon@xceedre.com.au to find out how we can help with your property management needs.

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.

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.