



## Amaroo, 7/6 Proserpine Circuit

### Charming Family Home

Discover the perfect family home with a thoughtfully designed floor plan, ideal for any family dynamic. This double-storey townhouse is nestled in the tranquil 'Shore View' complex, offering a functional and inviting space for your family.

Downstairs: Enjoy quality family time in the spacious lounge, dining, and meals/family room, all centered around a well-equipped kitchen.

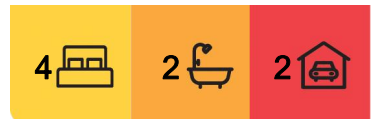
Upstairs: Four generously sized bedrooms provide ample space for your family and guests.

Features Include:

- \* Large family/living areas
- \* Kitchen with dishwasher
- \* Spacious main bedroom with ensuite & balcony



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



**For Lease**  
\$690 Per Week

**View**  
By Appointment

**Contact**  
**Leasing Team**  
0418 631 503  
leasingconsultant@ljbhelconnen.com.au

**EER** ★★★★★

**LJ Hooker Belconnen**  
**(02) 6251 1477**

- \* Ducted gas heating throughout
- \* Built-in robes in all bedrooms
- \* Additional powder room downstairs for added convenience
- \* Double garage
- \* Rear courtyard

Don't miss out on this fantastic opportunity to secure a beautiful family home in a peaceful location. Contact us today to arrange a viewing!

12 Month Lease

The property complies with the minimum ceiling insulation standard.

EER Unknown

#### TO INSPECT THIS PROPERTY

- 1.You can Register to join an existing inspection or Register to be notified when inspection times are available.
- 2.Click on the BOOK INSPECTION button and choose your inspection time.
- 3.If this listing does not have the BOOK INSPECTION button, please go to [Belconnen.ljhooker.com.au](http://Belconnen.ljhooker.com.au) to Register.
- 4.If you do not Register, we cannot notify you of any time changes, cancellations, or future inspection times.

**PETS:** Please be aware that at all stages of your tenancy this property requires consent to be sought from the property owner for the keeping of any pets at the property. Consent must be provided before any pets are on the property.

#### Disclaimer

Information contained herein is gathered from external sources we consider to be reliable. Whilst all care has been taken regarding all information compiled for this rental advertisement LJ Hooker Belconnen does not give any guarantee or warranty about the information provided and does not accept responsibility and disclaims all liabilities as to any errors or inaccuracies contained herein. We advise prospective tenants to rely on their own investigations and in-person inspections to ensure this property meets their individual needs and circumstances.



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## More About this Property

<b>Property ID</b>	HNWWBF8H
<b>Property Type</b>	Townhouse
<b>Including</b>	Ducted Heating Courtyard Balcony Dishwasher Floorboards Built-in-Robes

### Leasing Team 0418 631 503

Property Investment Manager | [leasingconsultant@ljhbelconnen.com.au](mailto:leasingconsultant@ljhbelconnen.com.au)

### LJ Hooker Belconnen (02) 6251 1477

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