



Baldivis, 17A Goldrush Way

Brand new and waiting for it's first family

UNFURNISHED: Discover the perfect blend of comfort and convenience in this newly constructed home in Baldivis. With three bedrooms and two bathrooms, this house offers a fresh start for couples and families looking for affordable rental options without compromising on quality. The property is equipped with modern amenities like a split system air conditioning and a gas cooktop, ensuring you have all the essentials to settle in comfortably.

This is a Dual Key Property (2 separate properties under the same roof), Offering Unit A, Brand New! 3 bedroom 2 bathroom Home,

Note you must register to attend the home open and to be notified of any changes.

This House is a Dual Living Duplex - 2 completely separate residences under the same roof, offering Unit A.



For Lease
Please Call

View
ljhooker.com.au/4RSPFF2

Contact
Leanne Baulch
leanne.baulch@ljhpxp.com.au



LJ Hooker Mandurah
(08) 9586 5555

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.

Driveway is shared, though double remote garage for exclusive use of Unit A.

Bedroom 2 and 3 with built-in sliding door robes, quality carpets and blinds.

Kitchen features quality benchtop, splashback, and great storage. Main living area with split system airconditioning to open plan living/dining. This area flows through to the outdoor alfresco area, completely private to unit B.

Features:

- Kitchen with plenty of storage
- Split system reverse cycle air conditioning in main living area
- Minor Bedrooms all with built-in sliding door robes
- Master Bedroom boasts walk in-robe and modern ensuite
- Quality flooring to main living areas, carpet to all bedrooms
- Double garage with remote-control and shoppers' entry door
- Quality window blinds
- Led downlights throughout
- Low maintenance gardens secure rear yard - Gardens to A include Front yard and rear yard on automatic reticulation and tenant/s are responsible for front and rear yard to A to maintain and upkeep, and responsible for watering. (note B unit has separate watering to their own rear yard and are responsible for their own rear garden).

Note re water consumption, and Gas/Electricity - Utilities remain in owners name, though tenants liable for their use of utilities. Sub-meter is in place, tenants are required to take photo of the meter and send the Property Manager who will split invoices accordingly. If sub-meter not present, then Bills are split 70% main house (3x2) and 30% Subsidiary house (2 x 1)

#Note Tenants are unable to register low income or pensioner discounts to electricity companies or Water Corporation.

***Please note the lessor makes no representations about the availability of CTV/Alarms, telephone lines, internet lines or any other communications services to the premises. The tenant must make their own enquiries regarding the availability, cost and/or installation of those services.

Own your own investment property? If you are looking for property management services, we would love to hear from you. Contact lee.halton@ljhpxp.com.au for a no-obligation and confidential conversation.

A direct link to our online application will be sent via SMS after viewing attended.

* Please note we do NOT accept 1Form applications*

PLEASE READ - Important information regarding viewings.

To arrange a viewing please click the "Contact Agent" button or the "Book Inspection" button and you will be sent an instant reply to register for the scheduled viewing/s

To be notified of viewing changes and cancellations, please register your details as above



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for the viewing. Notifications will not be sent if you are not registered.

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More About this Property

Property ID	4RSPFF2
Property Type	DuplexSemi-detached
Including	Ensuite Air Conditioning Toilets (2) Fully Fenced

Leanne Baulch

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