



Baldivis, B/35 Candela Parkway

Brand New Dual Living- Offering Unit B with Single Carport

UNFURNISHED: Duplex Under Same Roof, Offering Unit B, Brand New! 2 -bedroom 1-bathroom Home, Single Carport.

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

Note this property has one electrical meter with a second dual digital sub meter for unit B, electricity account will be read, and tenants will need to send in a photo of meter readings, and it will be calculated and invoice sent to each unit A and B for payment.

Note this property has one main water meter with a sub meter for unit B, same as the electricity reading tenant is required to take a photo and send to property manager and it will be calculated and invoice sent to each unit A and B for payment.

#Note this unit B has all electrical appliances.

#Note unit B is unable to register low income or pensioner discounts to electricity



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
Please Call

View
ljhooker.com.au/4Q40FF2

Contact
Sharna Gray
0421 639 598
leasing.mandurah@ljhooker.com.au

LJ Hooker Mandurah
(08) 9586 5555

companies or Water Corporation.

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

Brand new build 2024 offering 2 bedrooms, 1 - bathroom, Open Air Car Space

Driveway is shared and A is not allowed to Block B parking in own designated parking area to right of driveway.

Two bedrooms both have built in sliding double door mirror robe, quality carpets and blinds.

Kitchen/open plan features modern stainless steel appliances including dishwasher, boasting split system to open plan living/dining, this area flows through to the outdoor alfresco, enjoy low maintenance fully landscaped rear yard which is securely fenced and private to unit A.

Close to Singleton Shopping Centre, parks, playgrounds, short drive to beach, parks, new school/s, medical centres, fast food restaurants public transport what more could you ask for, this is certainly a must-see property.

Property Features Include:

- Kitchen boasts quality cooking appliances and dishwasher
- Split system reverse cycle air conditioning
- Bedrooms all with built-in mirror door robes
- Quality flooring to main living areas, carpet to all bedrooms
- Single car port shared driveway
- 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).

***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 our office on 9586 5555 or reception2.mandurah@ljhooker.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	4Q40FF2
Property Type	DuplexSemi-detached
Including	Air Conditioning Toilets (1)

Sharnae Gray 0421 639 598

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