



44 Churchill Avenue, Dudley Park

## NEAT TWO BEDROOM COTTAGE IN GREAT LOCATION

NEAT TWO BEDROOM ONE BATHROOM COTTAGE IN CENTRAL LOCATION - SIX MONTH LEASE ONLY.

2 bedrooms, 1 bathroom cottage is ideally situated in the heart of Mandurah, offering convenience and comfort just moments from all local amenities.

Walking distance from the Mandurah Forum and close to the Mandurah foreshore and public transport.




This property features:

- Separate lounge with r/c air con
- Enclosed sun room
- Kitchen/meals with dishwasher
- Front veranda - Rear covered patio
- Large powered shed
- Secure gardens

Available Now.

To view the property, please ensure you register online.

- **\*\*Please note the lessor makes no representations about the**

2  1  0 

### FOR RENT

Please Call

### AGENTS

Leanne Baulch  
leanne.baulch@ljhpxp.com.au

### AGENCY

LJ Hooker Mandurah  
(08) 9586 5555

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.

 **LJ Hooker**

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](mailto: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 for the viewing. Notifications will not be sent if you are not registered.

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## MORE DETAILS

Property ID	4S8PFF2
Property Type	House
Including	Toilets (1)

### Leanne Baulch

Leasing Manager | [leanne.baulch@ljhpxp.com.au](mailto:leanne.baulch@ljhpxp.com.au)

### LJ Hooker Mandurah (08) 9586 5555

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