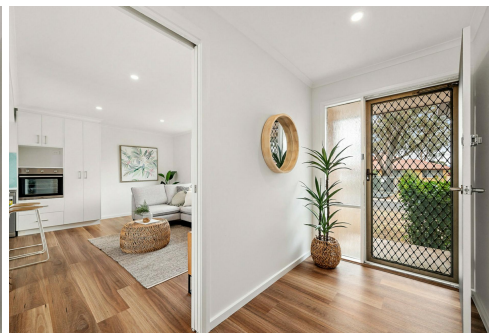




Fraser, 36 Carrodus Street

Meticulously renovated 3 bedroom home

This charming residence has undergone a complete transformation showcasing contemporary finishes and stylish design elements throughout. The spacious bedrooms provide comfort and flexibility making it an ideal home for families or those seeking extra space.

Nestled in the heart of Fraser, the location ensures convenience with nearby amenities, schools, parks, and easy access to major transport routes. Beyond immediate comfort, this property holds the promise of a bright future.

Features;

- Brand new kitchen
- Brand new bathroom
- Brand new flooring
- Brand new paint



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.

3

1

2

For Lease
Please Call

View
ljhooker.com.au/1HEHF9U

Contact
Michael Hayward
mhayward.kippax@ljhooker.com.au

EER ★★★★★

LJ Hooker Kippax
(02) 6255 3888

- Brand new rear deck
- Brand new laundry
- Split System Heating and Cooling
- Full property renovation
- 958m2 block approx.
- Quiet cul de sac

EER N/A

This property complies with the minimum ceiling insulation standards

Disclaimer:

EER: Unless an EER is stated, there is no current EER available.

Wish to Inspect?

1. Click on the "Book Inspection" button
2. Register to join an existing inspection
3. If not time offered, please register so we can contact you once time is arranged
4. If you do no register, we cannot notify you of any time changes, cancellations or further inspection times.

Disclaimer:

Please note that while all care has been taken regarding general information and marketing information compiled for this rental advertisement, LJ HOOKER KIPPAX does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. We encourage prospective tenants to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances.

PETS:

Please be aware that at all stages of tenancy this property requires consent to be sought from the lessor for the keeping of any pets at the premises. Consent must be provided before any pets are at the premises.

RENTING BOOK:

https://www.justice.act.gov.au/_data/assets/pdf_file/0008/2443472/Renting-Book-May-2024.pdf

More About this Property

Property ID	1HEHF9U
Property Type	House
Land Area	954 sqm
EER	1

Michael Hayward

Property Investment Manager | mhayward.kippax@ljhooker.com.au

LJ Hooker Kippax (02) 6255 3888

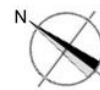
Cnr Luke Street & Hardwick Crescent, HOLT ACT 2615
kippax.ljhooker.com.au | kippax@ljhooker.com.au



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.



LJ Hooker Kippax
(02) 6255 3888



The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

36 Carrodus Street, Fraser

Produced by DIAKRIT