



Garran, 9/1 Eldridge Crescent

Spacious family home

Located on the first floor, this spacious and modern three bedroom apartment overlooks the well maintained common grounds.

Large open plan living and dining area which opens out to the private undercover balcony. Laminated timber flooring throughout, in-slab heating, ceiling fans to living and bedrooms.

Modern kitchen with plenty of bench space, ample storage, stainless steel appliances, dishwasher and electric cooking.

Three good sized bedrooms, two with built-in robes and all with ceiling fans. Main bedroom with ensuite and balcony to second guest bedroom.

Two functional bathrooms, main bathroom with combo shower/spa bath.

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For Lease
\$770pw

View
By Appointment

Contact
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EER



LJ Hooker Woden | Weston
(02) 6288 8888



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.

Special features include;

- NBN availability
- In-slab heating
- Four ceiling fans
- Two private balconies
- Three bedrooms, all with built-in robes
- Double garage
- Internal laundry
- Plenty of storage throughout with additional linen cupboards
- Laminated flooring
- Intercom system

The Conditions:

- Available 6th May 2025
- Tenants are required to seek lessors' consent to keep pets
- There is no energy efficiency rating for the premises
 - There are no embedded networks
- This property complies with the minimum ceiling insulation standard

Disclaimer:

Please note that while all care has been taken regarding general information and marketing information compiled for this rental advertisement, LJ HOOKER WESTON CREEK 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.act.gov.au/_data/assets/pdf_file/0006/2608620/The-Renting-Book-January-2025.pdf

More About this Property

| | |
|---------------|---|
| Property ID | J3TH5W |
| Property Type | House |
| Including | Intercom Balcony Dishwasher Built-in-Robes |

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