



4/21 Fourth Avenue, Mandurah

Convenient, Comfortable and Low-Maintenance Living




This modern and well-presented 3-bedroom, 2-bathroom home is ideally positioned opposite the beautiful Tickner Reserve and within walking distance to everything Mandurah has to offer.

Set as a standalone front unit, this home offers a double remote garage plus additional driveway parking, making it ideal for busy professionals, small families, or those seeking a low-maintenance lifestyle.

Conveniently located just moments from Mandurah Forum, Mandurah Aquatic and Recreation Centre, Mandurah Library, Dudley Park Primary School, Mandurah railway station, and the stunning Mandurah foreshore.

Step inside to discover a light-filled interior with modern finishes throughout. Bedrooms 2 and 3 are generously sized and include built-in robes, carpets, slimline Venetian blinds, and security roller shutters. These rooms are serviced by a stylish main bathroom, separate toilet, spacious laundry, and a large walk-in linen cupboard.

The heart of the home is the spacious open plan living and dining

3  2  2 

FOR RENT

Please Call

AGENTS

Hollie Rundell

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AGENCY

LJ Hooker Mandurah

(08) 9586 5555

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

area, complete with reverse cycle split-system air conditioning. The well-appointed kitchen features stainless steel appliances, a gas cooktop, electric oven, dishwasher, and ample pantry storage.

Privately positioned at the rear of the home, the master bedroom offers excellent separation and includes split-system air conditioning, a large sliding-door robe, and a spacious ensuite with shower, vanity, and WC.

Sliding doors from the living area open to a secure, low-maintenance backyard with high Colorbond fencing and artificial turf-perfect for children or simply enjoying a private outdoor space.

Property Features:

3 spacious bedrooms with built-in robes

2 modern bathrooms

Open plan living and dining

Split-system air conditioning to living area and master bedroom

Stylish kitchen with dishwasher and stainless steel appliances

Double remote garage with shopper's entry

Security roller shutters to front bedrooms

Wood-look flooring to living areas and carpets to bedrooms

- maintenance lawns and gardens

Secure, private rear yard with artificial turf

Pets may be considered upon application.

- *****

To view the property, please ensure you register online.

- **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 hello.south@ljhxp.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 4TAUFF2
Property Type Unit
Including Air Conditioning
Toilets (2)
Built-in-Robes
Fully Fenced
Remote Garage

Hollie Rundell 0421 639 598

Property Management - Administration |
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block size 323 m² | building 111m² | external 212m²

3 x 2 x 2 x

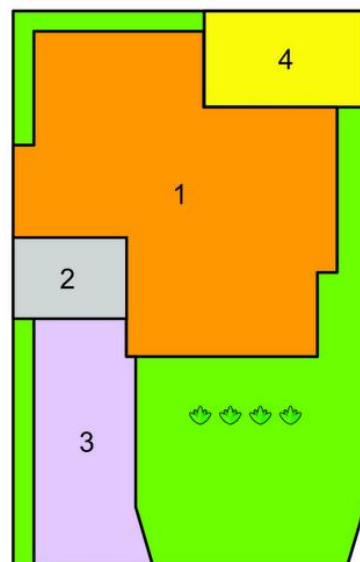


Robert Kidnie | 0401 076 916



Legend

- 1. Residence
- 2. Garage
- 3. Driveway
- 4. Patio



*scale in metres. Dimensions are approximate. All information contained herein from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquirers.

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