



## Mermaid Waters, 12 Helm Court

### Fabulous On the Canal - 3 Bedroom Family Home

This Canal-front home is in the pocket of Mermaid Waters and is within a short stroll to the Nobbys Beach.

This meticulously cared for home offers three bedrooms and two bathrooms, including a master ensuite, along with multiple living areas on offer.

Cook up a storm in the central kitchen before moving outside to the large covered patio to dine alfresco and admire the sparkling canal views.

- A double garage, a great sized yard and a peaceful yet ultra-convenient location
- A spacious single-storey layout with three bedrooms and two bathrooms - Spread out and relax with multiple living areas and a central cook's kitchen
- Your master bedroom boasts a walk-in robe, an ensuite and water views
- The expansive covered patio will make hosting guests an absolute dream
- You can admire sparkling water views out over the tranquil canal



**For Lease**  
Please Call

**View**  
[ljhooker.com.au/ZBPF4K](http://ljhooker.com.au/ZBPF4K)

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**(07) 5591 5222**

- The kids or family pet will appreciate the great sized yard and lush lawn areas
- Located in peaceful cul-de-sac on a generous size section
- Within easy reach of Nobbys Beach and alfresco dining
- Close to nearby shops, cafes, Miami State School and Pizzezy Park

Open homes are subject to change, so please ensure that you book into the inspection to receive SMS and email alerts about any changes.

Are pets allowed at this property? Neg

Do I have to pay for water supplied to this property? yes

Do I have to maintain the lawns and gardens? Yes

What is the lease term offered? 6 or 12 months

Disclaimer: We have, in preparing this information, used our best endeavours to ensure that the information contained herein is true and accurate, but we accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein.

## More About this Property

Property ID	ZBPF4K
Property Type	House

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