



Baldivis, 36 Bannerdale Road

Prime Location + Strong Rental Appeal —This Investment Should Not Be Missed!

Jessica Kaku is proud to present 36 Bannerdale Road, Baldivis!

Opportunities like this are rare. Built in 2022 and perfectly positioned within walking distance to Ridge View Secondary College and with convenient access to the Kwinana Freeway, this beautiful home offers the ideal combination of style, functionality, and strong investment appeal.

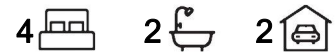
With a fixed-term lease in place until September 2026, this property provides a secure income stream from day one, making it an outstanding addition to any investment portfolio.

PROPERTY FEATURES:

*Four spacious bedrooms, including a generously sized master suite —highly desirable for family tenants



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.



For Sale
Offers Over \$669,000

View
By Appointment

Contact
Jessica Kaku
0422 114 037
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LJ Hooker Mandurah
(08) 9586 5555

- *Two contemporary bathrooms finished to a high standard
- *Modern open-plan living drenched in natural light
- *Split-system air conditioning for year-round comfort
- *Separate theatre room adding versatile living space
- *Chef's kitchen with quality appliances and ample storage
- *All-season alfresco patio —perfect for entertaining
- *Solar panels to reduce ongoing energy costs
- *Secure backyard ideal for children and pets
- *Side access with space for caravan or boat parking
- *Double garage with a secure electric door

PRIME LOCATION:

- *Walking distance to Ridge View Secondary College and Aspire Early Education & Kindergarten
- *Close proximity to Martindale Reserve, Smirk Reserve, and Elm Reserve
- *Easy access to public transport via Viva Boulevard
- *Less than 10 minutes to Stockland Baldivis Shopping Centre and the Kwinana Freeway

KEY DETAILS:

- *Land area: 339m²
- *Floor area: 123m²
- *Year built: 2022

RATES:

- *Council Rates: Approximately \$2,060 p.a.
- *Water Rates: TBA

INVESTMENT HIGHLIGHTS:

- *Fixed-term lease in place until September 2026 —secure rental income
- *Current rental appraisal: \$620 —\$650 per week
- *Low-maintenance design with high tenant demand

This property offers a rare balance of contemporary style and practical living with minimal upkeep, ensuring strong and consistent rental returns. Its family-friendly layout, prime location, and outstanding presentation make it a standout investment choice.

Don't miss this opportunity! Contact Jessica today on 0422 114 037 to arrange a viewing or request further details.

More About this Property

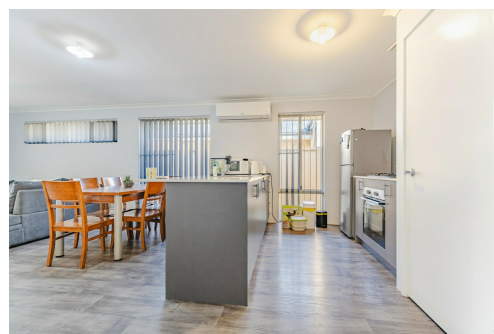
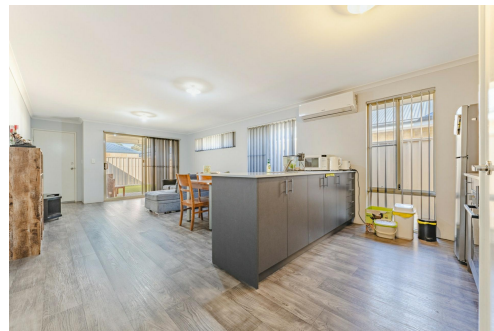
Property ID	4RUKFF2
Property Type	House

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