

Leased

## Merredin



### Furnished 3 x 1 Home

This property is conveniently located in a quiet street and is available for rent from the 21st November 2024.

Upon entry, you have the front facing lounge room to the left which is serviced by a pot belly fire place and split system air-con. On your right is the main bedroom which features carpet and a large built in robe.

Down the hall is the kitchen / dining area. Here you have electric cooking, a dishwasher and both under bench and overhead storage. This area is also serviced by a split system air-con.

The second bedroom is off the kitchen area and has two large built in robes and carpets.

At the rear of the home is a mud room which has access to your third bedroom, separate toilet and bathroom. The bathroom has a large vanity for storage and a shower over bath.

The laundry is separate, off the rear patio. Featuring a washing machine and bench space. The house is serviced by scheme water and a heat pump hot water system.

The yards are enclosed and easy care. A single carport is off the house.

This home is fully furnished including beds, white goods and linen.

 3  1  1

Price	\$400 Per Week
Property Type	Rental
Property ID	1708

### Agent Details

### Office Details

Tony Maddox Real Estate  
100 Stirling Tce Toodyay WA 6566  
Australia  
08 9574 2917



Please note that viewings are by appointment only on Thursdays each week.

Please be aware that if you are interested in viewing any rental properties managed by our agency you will first need to contact the office on 9574 2917 and request a “Pre-Application Form” be sent to you. You will need to complete this form and be approved by this office before you can make an appointment to view any of the available rental properties.

Please note that viewings are by pre-booked appointment only and we do not give out the addresses of vacant rental properties for security reasons – you must have your Pre-Application approved first and then have an appointment booked to view the property with the Property Manager. Please be aware that upon viewing properties, you are viewing the condition/state of the property as it is at the time, unless otherwise stated by the Property Manager on the day.

If you are approved to move into any of our rental properties you will be required to pay 4 weeks rent as bond, 2 weeks rent in advance, if you have pets the \$260 pet bond before you collect the keys for the property. Minimum lease term offered is 6 months.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.