

Leased

# Toodyay



## LEASED

Located in the centre of town, this tidy brick 3-bedroom, one-bathroom home is waiting to be snapped up!

Upon entering the house, you walk into the formal entrance.

To the right, you walk through double French doors to the large living/dining area with tiles throughout. This area is serviced by a wood fire place, two ceiling fans and has rear access through sliding doors.

The kitchen is tucked away with ample bench space and plenty of storage space with a large, double door pantry. The kitchen has great views over the hills and has electric cooking.

To the rear of the kitchen is the laundry with another single door linen cupboard, sliding glass door to access the carport and a separate toilet

To the left of the property, down the hall way, you have yet another linen cupboard. All three bedrooms are well sized and have carpet.

The master bedroom has a large walk-in robe. The two minor bedrooms both have double door built-in robes. The third bedroom also has access to the attic for storage.

The bathroom is huge with a large vanity, large corner spa bath, separate shower and a second toilet.

In the rear yard, you'll find a single garage with concrete floor, plus a smaller garden shed for tenant use. The rear yard is fully enclosed and

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<b>Price</b>	LEASED
<b>Property Type</b>	Rental
<b>Property ID</b>	889

## Agent Details

Jo Tarry - 08 9574 2917

## Office Details

Tony Maddox Real Estate  
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has gate access to the carport.

Both the front and rear yards are easy care gardens.

The property is serviced by evaporative air-conditioning, solar hot water system and scheme water.

Small, caged pets will be considered upon application. No cats or dogs permitted.

Available 30th December 2019.

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.

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.

Disclaimer: every precaution has been taken to establish the accuracy of this information. The details should not be taken as a representation in any respect on the part of the Seller or its agent. Interested parties should contact the nominated person or office for full and current details.

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.