9A Arthur Road, Hamilton Hill

THE BIGGEST BACKYARD!

Nestled just across the road from the scenic Enright Reserve and a stone's throw away from the esteemed East Hamilton Hill Primary School, this charming 3-bedroom duplex sits proudly on an expansive 588sqm lot, offering a remarkable blend of space, comfort, and convenience.

As you step inside, you're greeted by a generously sized living area, seamlessly flowing into a full-size dining room, perfect for entertaining guests or enjoying family dinners. The open kitchen features original cabinetry, a convenient walk-in pantry, and a delightful garden outlook.

The master bedroom offers ample space, complete with a large three-panel sliding robe and a ceiling fan for added comfort. Bedroom two is generously proportioned, fitting for a queen-sized bed, while the third bedroom provides cozy accommodation ideal for a study or child's room.

The bathroom is well-appointed with a walk-in shower, full-sized bath, and vanity unit, ensuring both functionality and style.

Outside, you'll find a single carport, along with hardstand parking for an additional vehicle and convenient side access to the yard, providing ample space for storage and recreational activities.

The large private rear yard offers endless possibilities for outdoor enjoyment, whether it's gardening, hosting BBQs, or simply unwinding in the fresh air while the kids run free. Don't look past the custom-built chicken coop for your feathered friends.

With the added benefit of 6KW solar panels, you can enjoy reduced energy

3 1 1

Price	$650 Per Week
Property Type	Rental
Property ID	30084

Agent Details

Kristie-Lee Newnham - 08 9207 2088

Office Details

Xceed Real Estate - Property Management
Level 8, 3 Hasler Road Herdsman, WA, 6017 Australia
08 9207 2088

costs while minimizing your environmental footprint. Plus, pet lovers rejoice as pets may be considered, making this property a welcoming haven for every member of the family.

Pets: Pets considered

Available: 19/04/2024

Lease term: 12 months minimum

Please include a cover letter in your application.

HOW TO BOOK AN INSPECTION FOR THIS PROPERTY:

If you would like to book an inspection for this property, then simply scroll down past the description and click the ‘Book an Inspection Time’ button and select from one of the available times. 2apply applications will be accepted once the property has been viewed.

Home open dates and times are subject to change so it is essential you register so that we can keep you informed.

If no time is currently available, register your interest and you will be alerted when the next inspection time is scheduled.

Life is better with Xceed®!

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.