

Leased



41 Modernism Avenue, Alkimos



## Easy Coastal Living in Alkimos Vista

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Nestled in the highly sought-after Alkimos Vista community, this modern family home offers the perfect blend of comfort, style, and low-maintenance living—just minutes from the beach.

Inside, you'll find a bright and spacious open-plan layout where the kitchen, dining, and living areas flow effortlessly—ideal for day-to-day living and entertaining alike. There are four generous bedrooms, two well-appointed bathrooms, and a separate theatre room for movie nights or a quiet escape.

Stay comfortable year-round with fully ducted, zoned reverse-cycle air conditioning, and enjoy the benefits of installed solar panels to help keep energy costs down.

Location-wise, it's all at your doorstep.

Shorehaven Primary, Northshore Christian Grammar, and Eglinton Beach Primary are all close by. You're just a short drive to Alkimos Gateway Shopping Centre with IGA, cafes, a gym, medical centre, and the local favourite, The Landing. Commuting is a breeze with easy access to the Mitchell Freeway via Romeo Road, and the new Alkimos Train Station just minutes away.

### Property Features:

- Light-filled open plan kitchen, living & dining – the heart of the home- Sleek kitchen with stone benchtops, white cabinetry, 900mm gas cooktop, double ovens, fridge recess, pantry, dishwasher & breakfast bar

**Price** \$700.00 per week  
**Property Type** Rental  
**Property ID** 31906

### Agent Details

Kristie-Lee Newnham - 08 9207 2088

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- Separate theatre room for extra living space
- Spacious master suite with dual walk-in robes & private ensuite (vanity, shower & WC)
- Three additional well-sized bedrooms
- Main bathroom with glass shower, inset bath & stone-top vanity
- Separate WC for added convenience
- Functional laundry with built-in linen cupboard
- Covered alfresco area flows directly from the main living zone
- Easy care backyard – low maintenance and private
- Double garage with shoppers' entry
- Fully ducted, zoned reverse-cycle A/C

Available: 11/07/2025

Lease Term: 12 months minimum

*Please note: Front landscaping shown in marketing images has been digitally enhanced. The rear garden reflects the true current condition.*

To apply: Please include a short cover letter with your application.

Booking an inspection:

Scroll down to the 'Book an Inspection Time' button and choose from the available time slots. Applications via 2Apply will be accepted once the property has been viewed. Times are subject to change, so make sure to register to stay updated. If no times are currently listed, register your interest and you'll be notified as soon as a new time is scheduled.

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