

Leased



13 Gambier Grove, Eglinton



## Modern Coastal Living

Be the first to call this brand new 2025 built home yours! Perfectly located in the coastal community of Eglinton, only 1.8km to Amberton Beach. This low-maintenance home offers modern comfort, coastal charm, and effortless living.

### Property Features:

- 3 spacious bedrooms with built-in robes
- 2 stylish bathrooms, including a private ensuite to the master bedroom
- Open plan living, dining, and kitchen area filled with natural light
- Modern kitchen featuring a dishwasher, ample storage, and quality finishes
- Ducted air conditioning throughout for year round comfort
- Laundry with washing machine included
- Single garage with internal access
- Low maintenance garden, ideal for busy lifestyles or lock-and-leave convenience.

### Location Highlights

Enjoy the best of both worlds, a peaceful coastal setting just minutes from parks, schools, shops, and public transport, with easy access to the beach.

**Transport**  
Close to the new Eglinton Train Station, offering fast and convenient connections to Perth CBD and nearby suburbs.

**Shopping & Dining**  
Close to the new Eglinton Woolworths (opening soon).

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| <b>Price</b>         | \$650 per week |
| <b>Property Type</b> | Rental         |
| <b>Property ID</b>   | 32355          |

### Agent Details

Charlie Mitchell - 0892072088

### Office Details

Xceed Real Estate - Property Management  
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**XCEED**   
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The Gateway Shopping Precinct, Alkimos

Parks & Recreation

Minutes from Amberton Beach Lighthouse Park and Compass Park perfect for family picnics, morning walks, and coastal sunsets.

Easy access to Shorehaven Foreshore and the Eglinton District Open Space, ideal for outdoor fitness and recreation.

Schools & Education

Close to Eglinton Primary School, Alkimos Baptist College, Northshore Christian Grammar School and St James Anglican.

#### HOW TO BOOK AN INSPECTION:

To book an inspection for this property, scroll down past the description and click the Book an Inspection Time button to select from the available times.

2Apply applications will be accepted once the property has been viewed.

Home open times are subject to change, so please register to stay updated.

Life is better with Xceed!

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