

Leased



26 Millom Street, Butler



## Spacious, Convenient & Family-Friendly Living in the Heart of Butler

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To enquire about inspection times for this property, please click Contact Agent to register your interest. You will then be notified when an inspection time is created - Life is better with Xceed!

**Price** \$700 per week  
**Property Type** Rental  
**Property ID** 33210

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### Agent Details

Deon Nickell-Davies - 08 9207 2088

This deceptively spacious 3 bedroom, 2 bathroom home offers comfortable low-maintenance living in an ultra-convenient Butler location. Positioned on a secure 375sqm block and priced to attract strong interest, this home is ideal for families, couples or professionals seeking space, functionality and easy access to everyday amenities.

### Office Details

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

Perfectly located within walking distance to local schools, parks, Butler Train Station and Butler Central Shopping Precinct, this property combines lifestyle and convenience, with the beach also just a short drive away.



### Property Features

- 3 well-sized bedrooms
- 2 modern bathrooms
- Master bedroom with walk-in robe, private ensuite and split system air conditioning
- Minor bedrooms with built-in robes

Bright open-plan living and dining area with high ceilings and plenty of natural light  
Separate lounge/theatre room, ideal as a second living space, home office or kids retreat  
Well-appointed kitchen with 900mm stainless steel appliances, rangehood and dishwasher  
Double fridge recess, built-in pantry, breakfast bar and soft-closing drawers  
Ducted evaporative air conditioning  
Gas bayonet and instantaneous hot water system  
Laundry with linen storage  
Security door, flyscreens and upgraded internal doors  
Double garage with rear roller door access  
Rear alfresco area overlooking easy-care gardens and freshly laid lawn  
Garden shed and additional storage options

#### Location Features

Approx. 650m to Butler Train Station  
Walking distance to Butler Central and Butler Boulevard Shopping Precinct  
Close to local schools, parks and playgrounds  
Approx. 1.5km to the beach  
Easy access to public transport, local cafs, supermarkets and everyday amenities  
Family-friendly coastal suburb with strong lifestyle appeal

A spacious and well-located home offering comfort, convenience and excellent value in sought-after Butler.

HOW TO BOOK AN INSPECTION FOR THIS PROPERTY: To enquire about inspection times for this property, please click Contact Agent to register your interest. You will then be notified when an inspection time is created - Life is better with Xceed!

ARE YOU A PROPERTY OWNER LOOKING TO LEASE YOUR HOME? If you are looking for property management support, we would love to speak to you. Contact our Investment Consultant Deon Nickell-Davies via [deon@xceedre.com.au](mailto:deon@xceedre.com.au) to find out how we can help with your property management needs.

Disclaimer - Whilst every care has been taken in the preparation of this advertisement, all information supplied by the owners and the owners agent is provided in good faith. Prospective tenants are encouraged to make their own enquiries to satisfy themselves on all pertinent matters. Images are for illustrative purposes.

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