



1/12 Axford Street COMO WA 6152

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\$630 per week

Date available: 21 March 2024

[Book Inspection](#)

## Lost in Space!

Plenty of room to move at this neat as a pin 3 bedroom townhouse in lovely quiet location opposite park.

### THE LOCATION

Just a short five minute stroll to the beautiful McDougall Park for a relaxing picnic and walk around the lake, you will be loving life in this central location close to Swan and Canning rivers. With easy access to the city and within close proximity to the Preston Street precinct, Curtin University, Canning Bridge bus and train station, parks, shops and cafes - what more could you want?

### THE RESIDENCE

- > Open plan living and dining zone
- > Spacious kitchen with quality appliances
- > King size master bedroom with great natural light, double built in robes and built in desk with drawers
- > King sized second bedroom with double built in robe
- > Queen sized third bedroom
- > Upstairs study area
- > Roomy upstairs bathroom
- > Separate laundry and 2nd toilet downstairs

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- > Undercover outdoor entertaining area
- > Landscaped front and rear yards
- > Single garage plus room for second car in driveway

#### THE FINER DETAILS

- > FREE water consumption included in rent
- > Regular Gardening maintenance included in rent
- > Ducted air conditioning upstairs
- > Gas heating point downstairs
- > Security screens throughout
- > Storeroom
- > NBN ready

\*\* Pets considered at Owners discretion.

#### Ingoing Costs:

Two weeks rent: \$1260.00

Bond (4 weeks rent): \$2520.00

Total Costs: \$3780.00

#### HOW TO VIEW THIS PROPERTY

Arranging inspections is easy! Simply go to our website: [www.jonesballard.com.au](http://www.jonesballard.com.au) and click the 'Book Inspection' button for that rental property.

To apply, the property MUST be viewed. Following your inspection a link to apply online will be emailed to you.

# Gallery

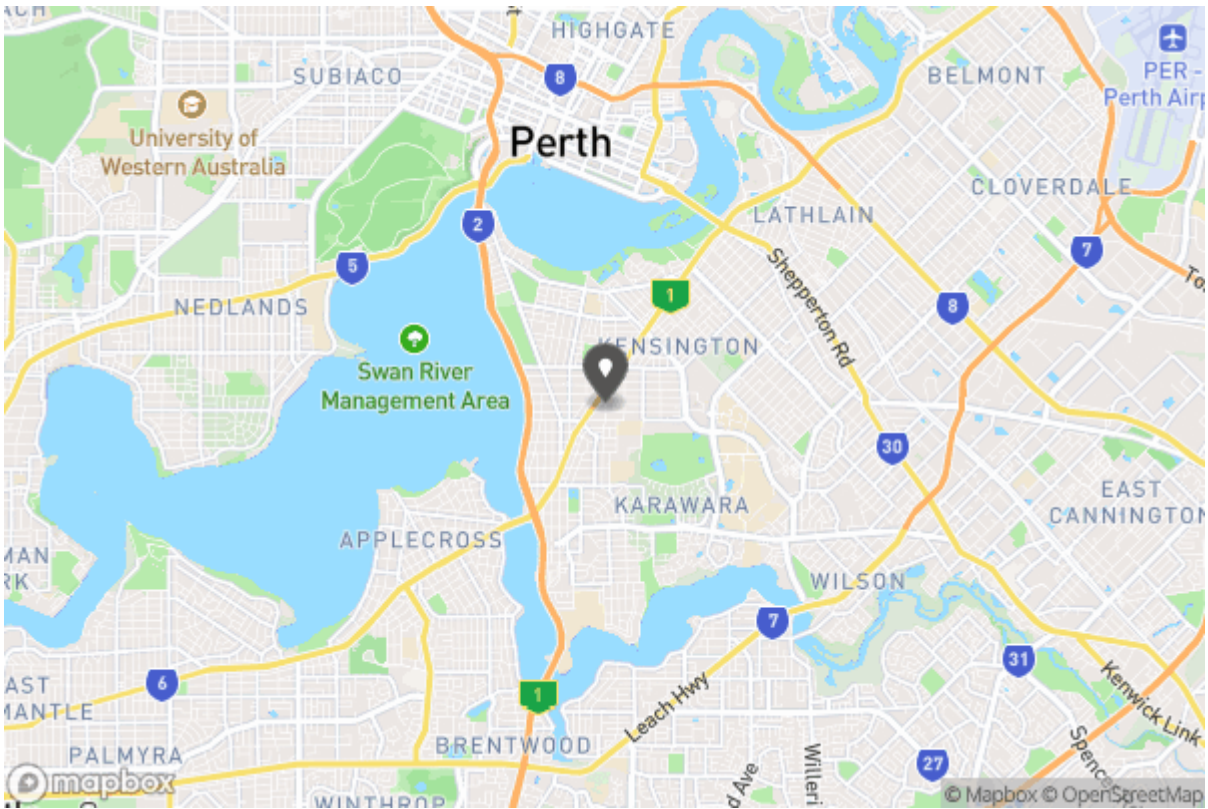




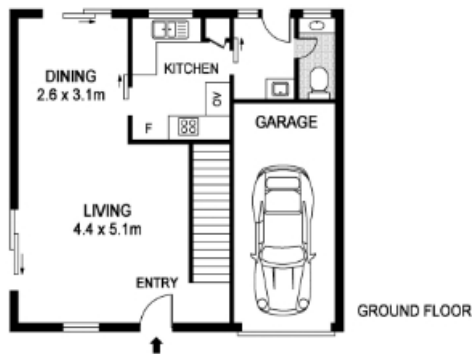
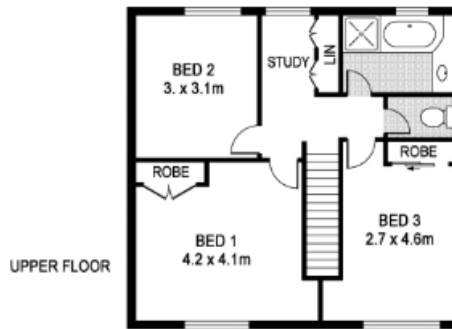




# Location Map



# Floor Plans



## 1/12 AXFORD STREET, COMO

DISCLAIMER  
PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERROR AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. BUYERS SHOULD MAKE THEIR OWN VERIFICATION.



Don't forget to confirm your inspection by SMS or email

Kelly Paddison

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Como WA 6152

### Why Book with Jones Ballard

With our agency, you can book Property Inspections 24/7 on your computer, tablet or smartphone. When you do, you will receive an immediate response confirming your booking via email and SMS. Should the property be leased, the inspection time changed or cancelled for any reason, you will be informed the second it happens keeping you up to date.

You can also change or cancel your booking at any time if you no longer wish to attend or the times are no longer suitable. As part of your booking, we will send you reminders of the inspection as well as directions to the property to make the process of inspecting the property seamless.

Finally, should you wish to apply for the property, all of the relevant information including PDF or online applications details will be provided so you can apply as quickly as possible.

# Tenancy Application

A copy of the General Tenancy Agreement for this property, including all special conditions is available via the following link:

[Apply Online](#)

<https://2apply.com.au/Property?agentID=MD22298&uniqueID=R815632>