



1/27 Edgecumbe Street COMO WA 6152

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\$620 per week

Date available: Now

[Book Inspection](#)

Come on down!

Be quick before this impressive family sized home in McDougall Park precinct is gone! Fully renovated to a high standard throughout and boasting an ultra functional floorplan this home is sure to impress.

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

- > Two spacious living areas
- > Separate dining area
- > Renovated kitchen with breakfast bar
- > King size master bedroom with walk in robe and private renovated ensuite
- > Two secondary bedrooms, two with built in robes
- > Fourth bedroom or study
- > Family bathroom with separate bath and shower

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- > Separate toilet
- > Gated front yard with large grassed area plus spacious rear outdoor entertaining area with shade sails
- > Separate laundry with direct outdoor access to drying courtyard
- > Double carport with extra space for parking in driveway
- > External store room

THE FINER DETAILS

- > Ducted air conditioning
- > Gas heating point
- > Suite of stainless steel kitchen appliances including dishwasher
- > Gas cooking
- > Reticulated gardens front and back
- > NBN ready
- > Gate across driveway (isn't shown in photos)
- > Foxtel point

YES! Pets considered at the Owners discretion

Ingoing Costs:

Two weeks rent: \$1240.00

Bond (4 weeks rent): \$2480.00

Total Costs: \$3720.00

HOW TO VIEW THIS PROPERTY

Arranging inspections is easy!

Simply go to our website: 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

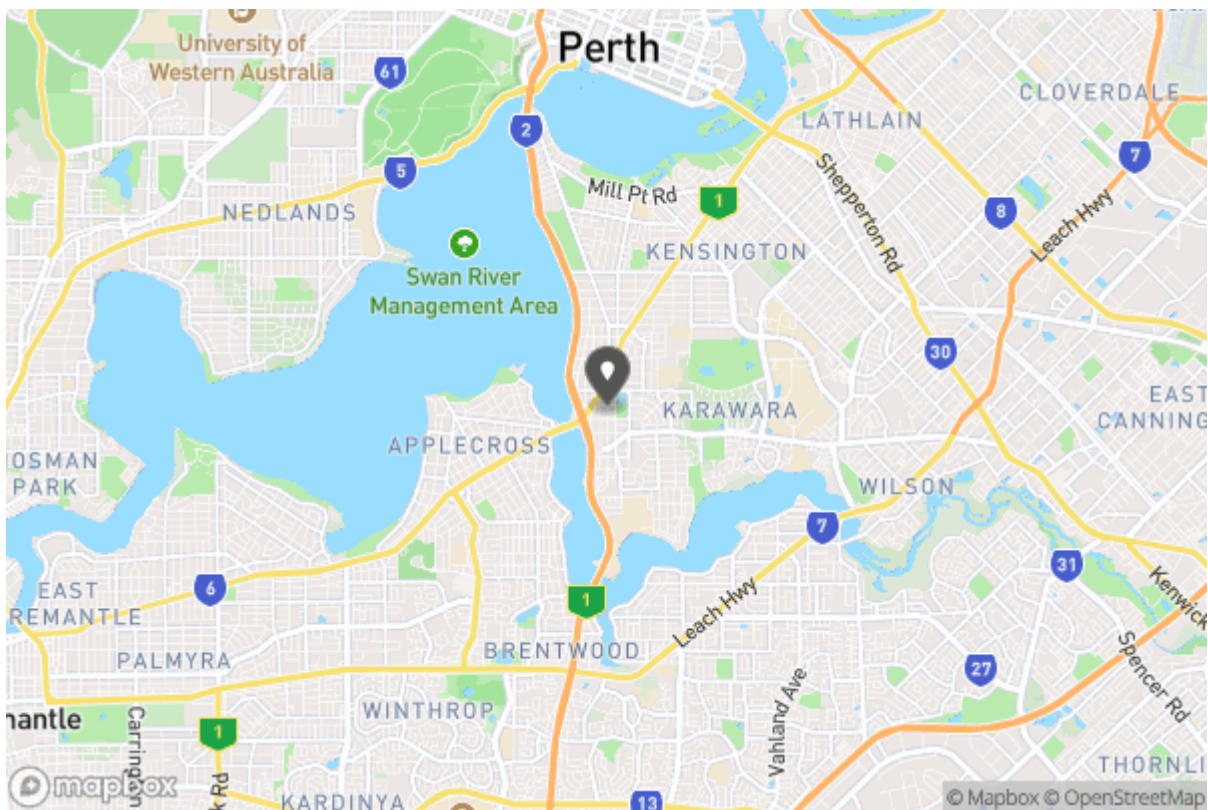




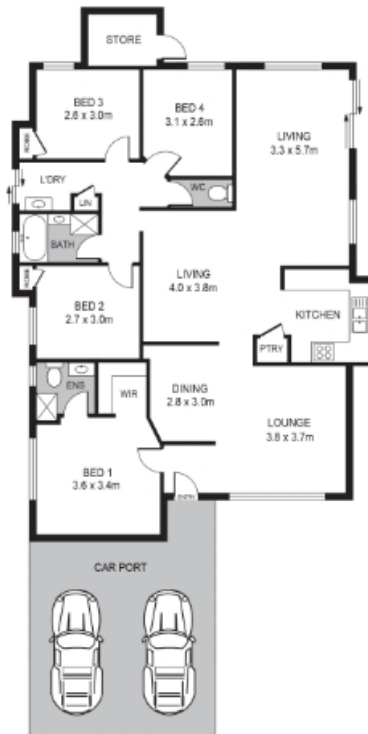




Location Map



Floor Plans



27 EDGECUMBE STREET, COMO

DISCLAIMER:
PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ENVOY AND BALCONY/DECK AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD HAVE THEIR OWN MEASUREMENTS.



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

Kelly Paddison

kelly.paddison@jonesballard.com.au

08 9474 1533
175 Labouchere Road
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/Form?AgentID=MD22298&UniqueID=18966151)

<https://2apply.com.au/Form?AgentID=MD22298&UniqueID=18966151>