



1/9 Cottrill Street MYAREE WA 6154

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\$650 per week

Date available: Now

[Book Inspection](#)

## UNDER APPLICATION - Quiet & Peaceful

This well presented, street front, three bedroom, two bathroom villa is nestled in a lovely, quiet pocket of Myaree. The property features modern laminate floors throughout the living areas, two beautifully renovated bathrooms and a private covered courtyard area surrounded by greenery.

### THE LOCATION

Nestled away in a quiet complex you are within walking distance of Marmion Reserve and North Lake Shopping Centre, taking care of all your local needs. You are also in close vicinity to an abundance of local primary & senior schools inc. Melville Primary & Senior schools, and Applecross Senior and only short drives to Murdoch University & Curtin University.

### THE FEATURES

- > Street front villa
- > Modern laminate floors throughout, carpet in bedrooms
- > Ducted evaporative air conditioning throughout
- > Front lounge
- > Spacious kitchen & meals with ample cupboard space & dishwasher
- > All three bedrooms equipped with ceiling fans and built in robes

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- > Master bedroom & stunning ensuite with his & hers vanity and bath tub
- > Renovated main bathroom & combined laundry
- > Private courtyard with covered sitting area surrounded by greenery
- > Single carport + extra parking space
- > Storage room

\* Small pets considered at the owner's discretion

#### 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.

#### Ingoing Costs:

Two weeks rent: \$1,300

Bond (4 weeks rent): \$2,600

Total Costs: \$3,900



# Gallery



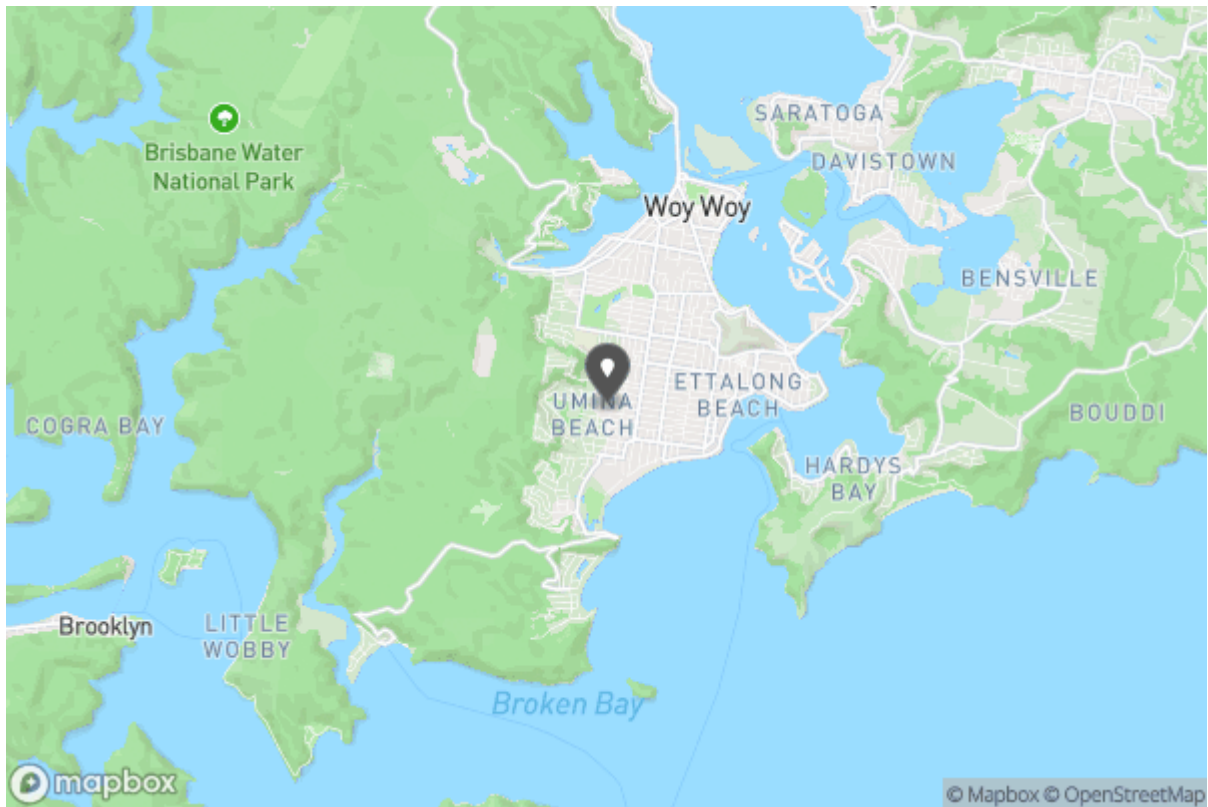








# Location Map



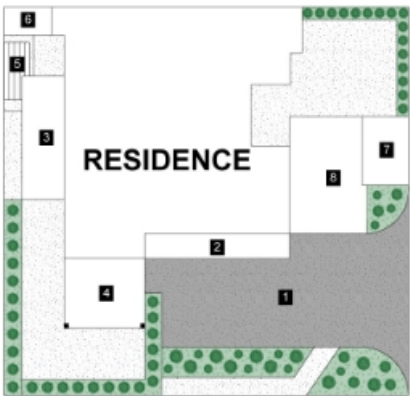
# Floor Plans

Unit 1, 9 Cottrill Street, Myaree

3 Bed 2 Bath 1 Car



FLOOR PLAN



SITE PLAN

## LEGEND

- 1. Driveway
- 2. Verandah
- 3. Alfresco
- 4. Patio
- 5. Clothes Line
- 6. Shed
- 7. Store
- 8. Carport

Internal : 86m<sup>2</sup>  
External : 33m<sup>2</sup>



Jones  
Ballard

All information contained herein is gathered by Little Hinges. Whilst the scanning technology is highly reliable, we cannot guarantee its accuracy and interested parties should rely on their own enquiries.



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

Tyron D'Uva

[tyron.duva@jonesballard.com.au](mailto:tyron.duva@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/Property?agentID=MD22298&uniqueID=R3390329>