



10 Edward Street QUEENS PARK WA 6107

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\$400 per week

Date available: Now

[Book Inspection](#)

## Classic Character

This gorgeous Circa 1950's character cottage has loads of period features but lots of modern touches and is located in a lovely quiet street. Perfect for young professionals with the nearby train station offering an easy commute to the Perth CBD, just 10km away.

### THE LOCATION

Close proximity to Westfield Carousel Shopping Centre with everything you need; its abundance of retailers should satisfy all your shopping requirements! Queens Park Primary is a short stroll away while still located nearby is St Norbert's College (Catholic co-ed college - yrs 8 to 12) and St Joseph Primary. A short distance away is the Queens Park Recreational Centre which offers a range of facilities for community groups and social clubs, as well as an amazing range of activities and services for all ages, alongside the Queens Park Library.

### THE RESIDENCE

- > Two good sized bedrooms
- > Separate sleepout, perfect for a guest bedroom or study
- > Funky renovated bathroom
- > Good sized lounge room with air conditioning
- > Kitchen and dining oozes character and features antique cast iron wood burner stove

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- > Separate laundry
- > Separate toilet
- > Private rear yard for entertaining
- > Undercover car parking

#### THE FINER DETAILS

- > Thick polished jarrah floorboards, freshly polished to the kitchen
  - > Original decorative cornices
  - > High ceilings
  - > Ceiling rose to lounge room
  - > Split system reverse cycle air conditioning to both lounge room and kitchen / dining
  - > Feature fireplace in living zone with wood fired look gas heater
  - > Decorative skirting boards
  - > Vintage French doors in lounge room
  - > White shutters to lounge room and bedrooms
  - > Security screen to back door fitted with pet flap
  - > Foxtel points present
  - > Freshly mulched/wood chipped front garden beds
- \*Pets considered at Owners discretion

#### Ingoing Costs:

Two weeks rent: \$800.00

Bond (4 weeks rent): \$1,600.00

Total Costs: \$2,400.00

#### 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.

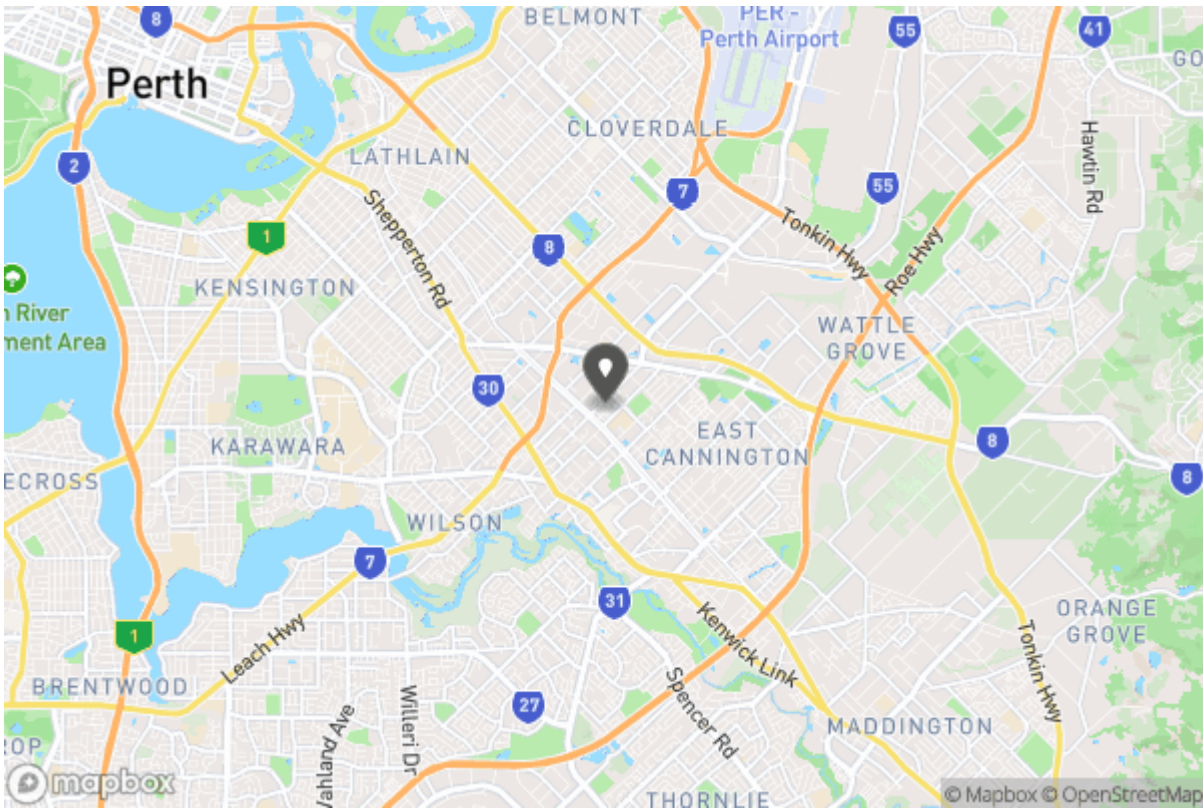
# Gallery



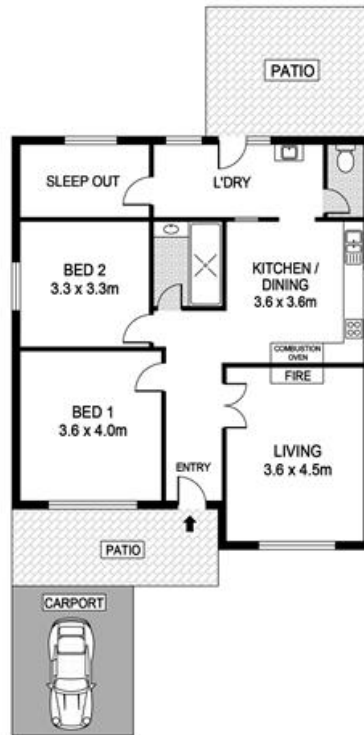




# Location Map



# Floor Plans



## 10 EDWARD ST, QUEENS PARK

DISCLAIMER  
PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INCONGRUENCIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.



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/Form?AgentID=MD22298&UniqueID=R815466>