



39A Marsh Avenue MANNING WA 6152

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\$400 per week

Date available: Now

[Book Inspection](#)

## Cosy Living

Being located within walking distance to Canning River and situated on a gorgeous tree lined street are just some of the features making this home so appealing! Add to the list being within a moments drive to local shops, Curtin University, local schools and all other essential amenities as well as having access to public transport literally at your door step.

Property Features Include:

- > Gorgeous low maintenance front garden surrounded by the security of a fence
- > Spacious lounge room with separate dining area and additional living room
- > Alarm system for added security
- > Gas cooking to kitchen
- > Air conditioning via split systems to lounge and master bedroom
- > Three bedrooms all of generous size
- > Built in robes to all bedrooms with master bedroom having wall to wall robes
- > Semi ensuite bathroom with separate bath and shower
- > Large back paved area - perfect for entertaining
- > Rear courtyard has small reticulated garden beds
- > Single carport plus a long driveway for additional parking
- > Storage room

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\* Sorry, no pets

Ingoing Costs:

Two weeks rent: \$800

Bond (4 weeks rent): \$1600

Total Costs: \$2400

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.

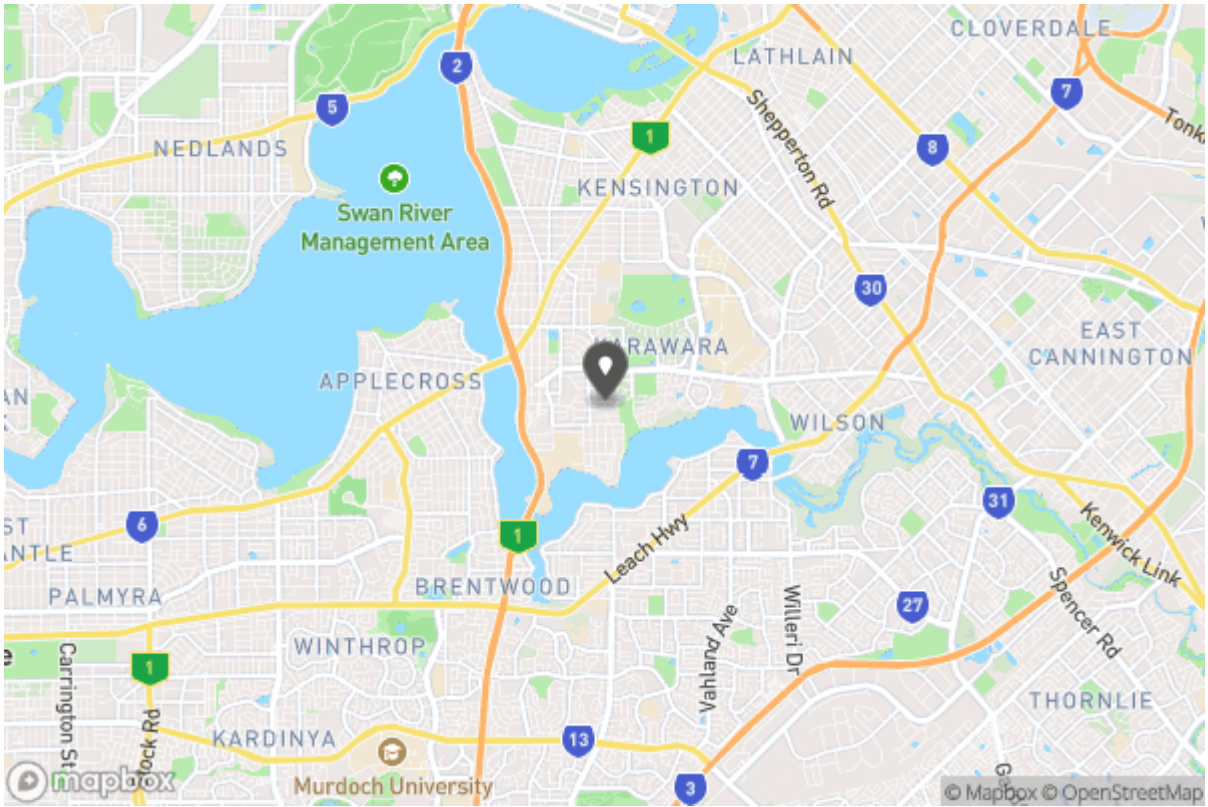
# Gallery







# Location Map





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

Tory Carter

tory.carter@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=R813395>