



4/169 Labouchere Road COMO WA 6152

 3  2  2

\$600 per week

Date available: 3 July 2023

[Book Inspection](#)

## Living the life on Labouchere

Be quick to secure this immaculately clean and tidy townhouse perfect for couples or small families and with great sized bedrooms it would even suit 3 friends sharing.

### THE LOCATION

Enviably located riverside of Canning Highway in an excellent tree lined street, you will be ideally located within walking distance to shops, schools, parks and the vibrant Preston Street shops and social scene. Proximity to river, local library, freeway and easy access to public transport taking you into the city and nearby universities are an added bonus.

### THE RESIDENCE

- > Open plan living and dining zone
- > Beautifully renovated kitchen
- > 3 good sized bedrooms each with built in robe
- > Bathroom upstairs plus second bathroom / laundry combination downstairs
- > Lovely courtyard entertaining
- > Carport parking for 1 car plus room for an extra car

### THE FINER DETAILS

Jones Ballard

1 / 8

- > Suite of stainless steel kitchen appliances including dishwasher
- > FREE water consumption!
- > Split system air conditioning to downstairs living and master bedroom
- > Balcony off master bedroom
- > NBN connected

\* The property can either come partly furnished or unfurnished. Please advise us of your preference on your application.

\* The storeroom is locked and excluded from lease

\* Sorry, no pets

Ingoing Costs:

Two weeks rent: \$1200.00

Bond (4 weeks rent): \$2400.00

Total Costs: \$3600.00

HOW TO VIEW THIS PROPERTY

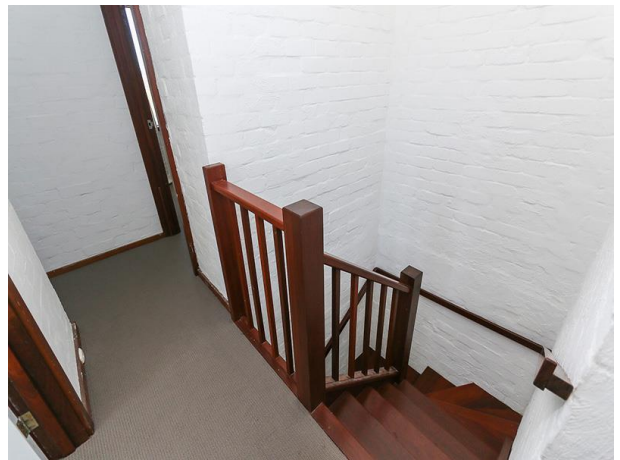
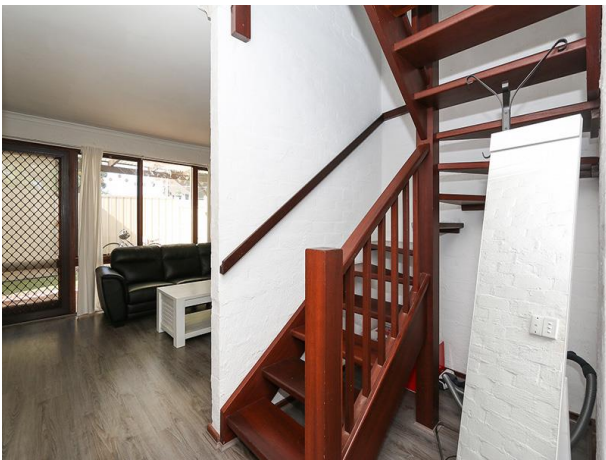
Arranging inspections is easy!

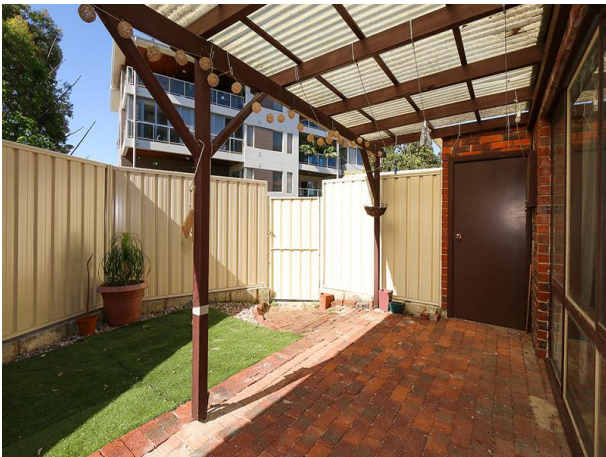
Simply go to our website: [www.jonesballard.com.au](http://www.jonesballard.com.au) and click the 'Book Inspection' button for that rental property.

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

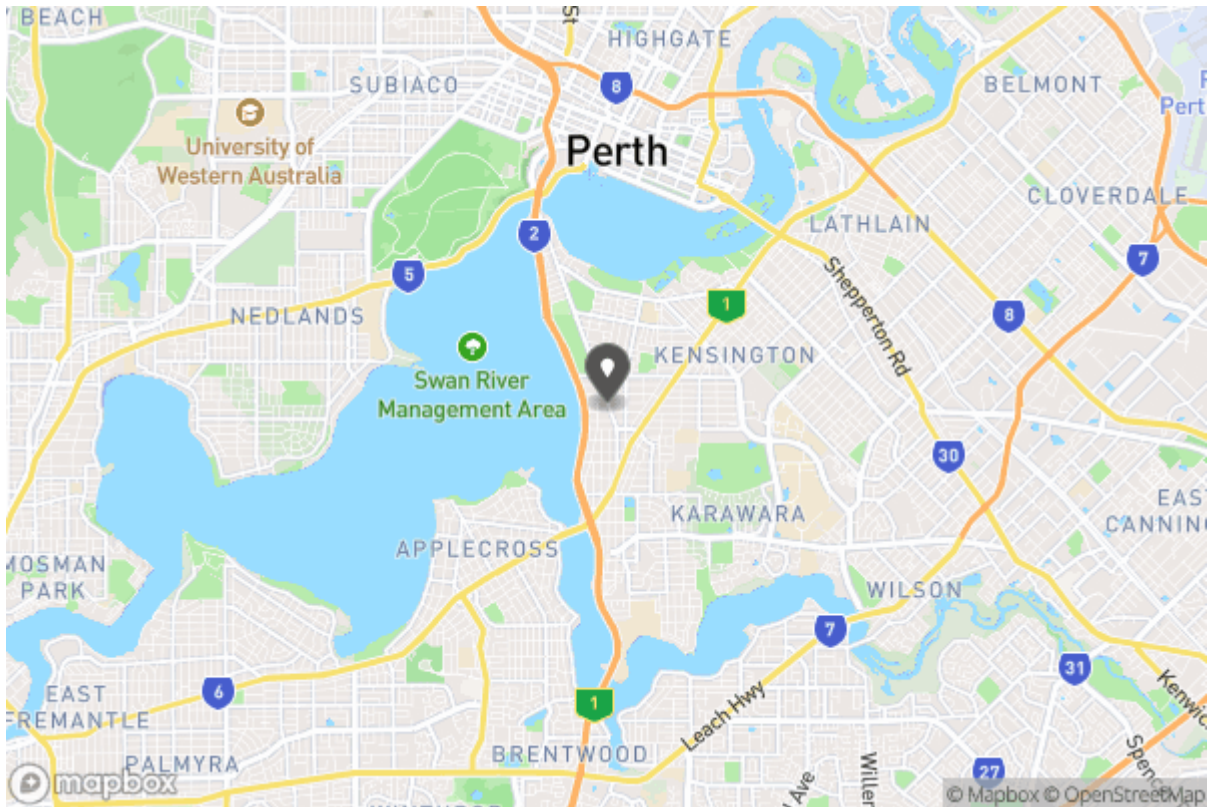
# Gallery







# Location Map





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

Kelly Paddison

[kelly.paddison@jonesballard.com.au](mailto: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/Property?agentID=MD22298&uniqueID=R815972>