



42 Redmond Street SALTER POINT WA 6152

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\$475 per week

Date available: Now

[Book Inspection](#)

## Life is good here.

Space galore at this beautifully presented and conveniently located 2 bedroom duplex home.

### THE LOCATION

Boasting an elevated block overlooking the fields of Aquinas College and just steps from the Canning River, the location of this home is second to none. Surrounded by parklands, the home is just a short distance from Salter Point Reserve, several cafes and restaurants, Manning Community Centre, George Burnett Park (with a skate park, leisure centre etc.) and much more. Proximity to Curtin University, Waterford Plaza, Manning and Canning Highway and the Perth CBD highlights the fantastic positioning of this home.

### THE RESIDENCE

- > Large living area to front of home
- > Separate dining room
- > Modernised kitchen
- > 2 great sized bedrooms
- > Central bathroom
- > Separate toilet
- > External laundry with plenty of bench space and extra storage

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- > Fabulous decked and gabled patio for year round entertaining
- > Single carport

#### THE FINER DETAILS

- > Split system air conditioning
- > Ceiling fans to both bedrooms
- > Dishwasher
- > Electric cooking
- > Reticulation
- > NBN connectivity

\* YES! Pets considered at the Owner's discretion

\* Garden shed is excluded from the lease

#### Ingoing Costs:

Two weeks rent: \$950.00

Bond (4 weeks rent): \$1900.00

Total Costs: \$2850.00

#### 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.

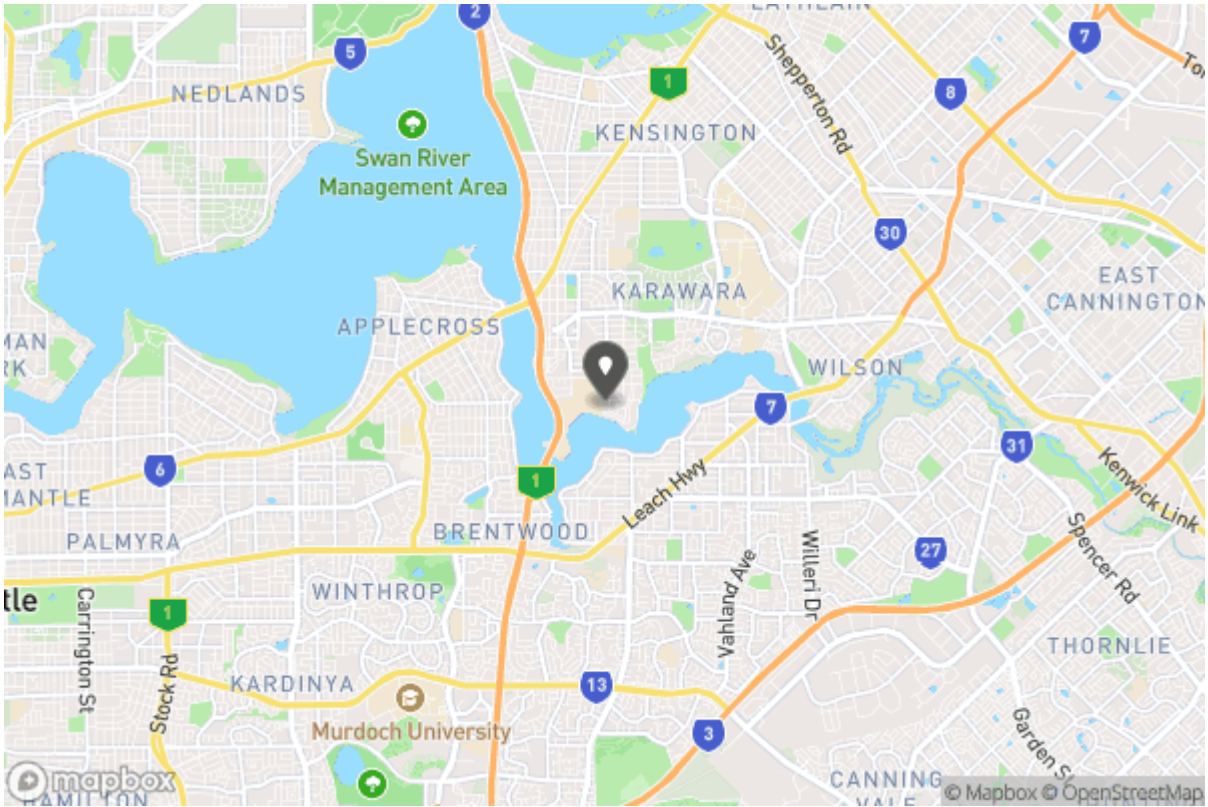
# Gallery



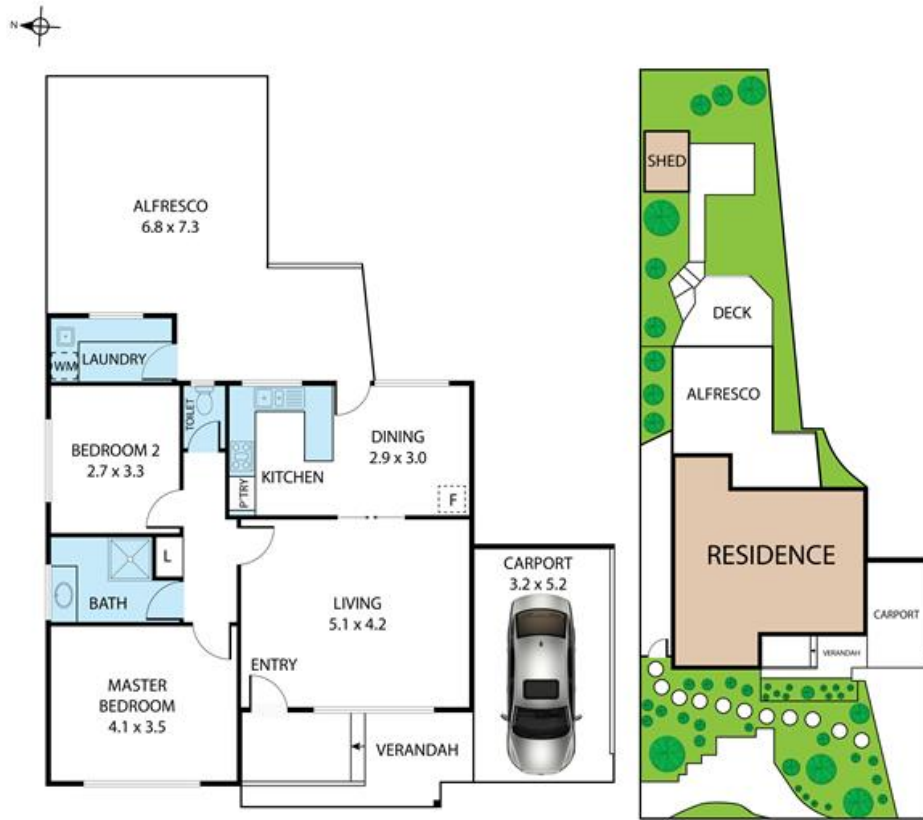




# Location Map



# Floor Plans



**42 Redmond Street, Salter Point 6152**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

CARPORT	: 17m <sup>2</sup>
ALFRESCO	: 36m <sup>2</sup>
VERANDAH	: 11m <sup>2</sup>
BUILT AREA	: 85m <sup>2</sup>
TOTAL BUILT AREA	: 149m <sup>2</sup>



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

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### 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=R2610806>