



92B Welwyn Avenue SALTER POINT WA 6152

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\$995 per week

Date available: Now

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## Perfectly Positioned in Prestigious Salter Point

Surrounded by the stunning residences of Salter Point, this home offers a rare opportunity to secure your place in one of Perth's most coveted riverside suburbs. With an ideal blend of tranquility and convenience, it delivers the best of both worlds, peaceful living within easy reach of everything you need.

### THE LOCATION:

Superbly located in the heart of Salter Point, this home provides an exceptional lifestyle of ease and connectivity. Just moments away, Welwyn Avenue and Waterford Plaza offering fresh produce, dining, and shopping options, perfect for those who enjoy being part of a vibrant local community. Public transport and major freeways are easily accessible, ensuring a quick commute to the CBD and surrounding areas. Whether you're relaxing by the river, browsing weekend markets, or enjoying the peaceful surrounds, this address promises the perfect balance of serenity and urban convenience in one of Perth's most desirable locations.

### THE RESIDENCE:

- > Reverse cycle air conditioning throughout for year-round comfort
- > Welcoming front lounge, ideal for relaxation
- > Spacious open-plan living and dining area that flows effortlessly to the rear exterior
- > Well-appointed kitchen with generous storage and workspace

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- > Two generously sized additional bedrooms, both featuring built-in robes
- > Main bathroom with functional layout with separate shower and bath
- > Separate toilet for added convenience
- > Large laundry with ample cabinetry and external access
- > Effortless outdoor space designed for easy living
- > Double garage offering secure parking and extra storage space
- > Separate storage room for added practicality
- > NBN connection for fast and reliable internet access

Ingoing Costs:

Two weeks rent: \$1,990.00

Bond (4 weeks rent): \$3,980.00

Total Costs: \$5,970.00

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.

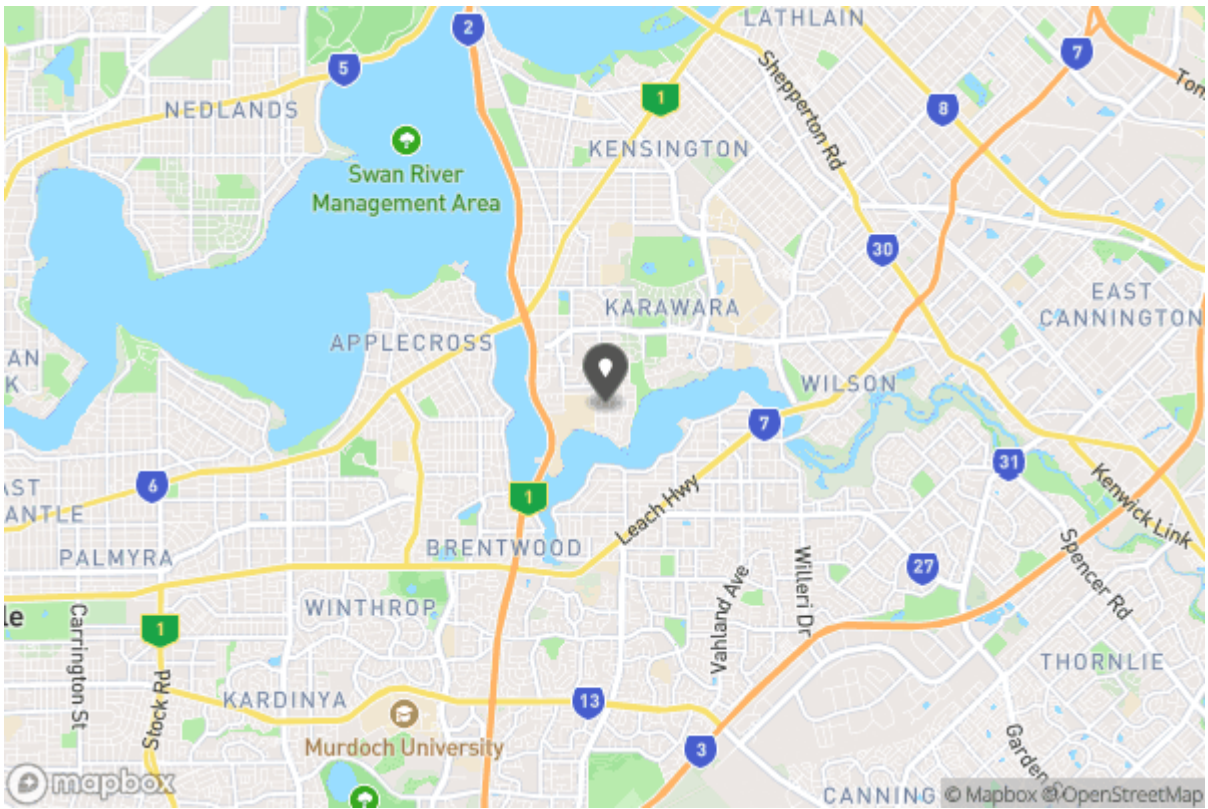
# Gallery







# Location Map





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

Ellie Spiegl

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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=R3932622>