



## 94B Owtram Road ARMADALE WA 6112

 3  2  2

\$550 per week

Date available: 10 March 2025

[Book Inspection](#)

### Stop Looking!

A great opportunity exists to secure a lease for this three bedroom, two bathroom modern home, located in a lovely and well maintained complex of four homes.

#### THE LOCATION

Perfectly positioned only a short drive from train station and from the heart of Armadale with its many shopping outlets, cinema complex and restaurants you will never have a dull moment. The property is also very close to local schools such as Armadale Senior High School, Dale Christian School, Nerrigen Brook Primary School, Kingsley Primary School and many more.

#### THE RESIDENCE

- > Ultra functional kitchen with lots of cupboard space
- > Main bedroom with en-suite
- > Open plan living and lounge area
- > Separate bathroom and toilet
- > Internal laundry
- > Small private courtyard, perfect for entertaining
- > Double lock up garage

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#### THE FINER DETAILS

- > Wood look floorboards throughout for easy living and cleaning
  - > Gas cooking and electric oven
  - > Built in robe to master
  - > Smaller built in robes to bedroom 2 & 3
  - > Split system air condition to living
- \*\* Please note these photos reflect a similar property in the unit

#### Ingoing Costs:

Two Weeks Rent: \$1,100.00

Bond (4 weeks rent): \$2,200.00

Total Costs: \$3,300.00

#### HOW TO VIEW THIS PROPERTY

Arranging inspections is easy!

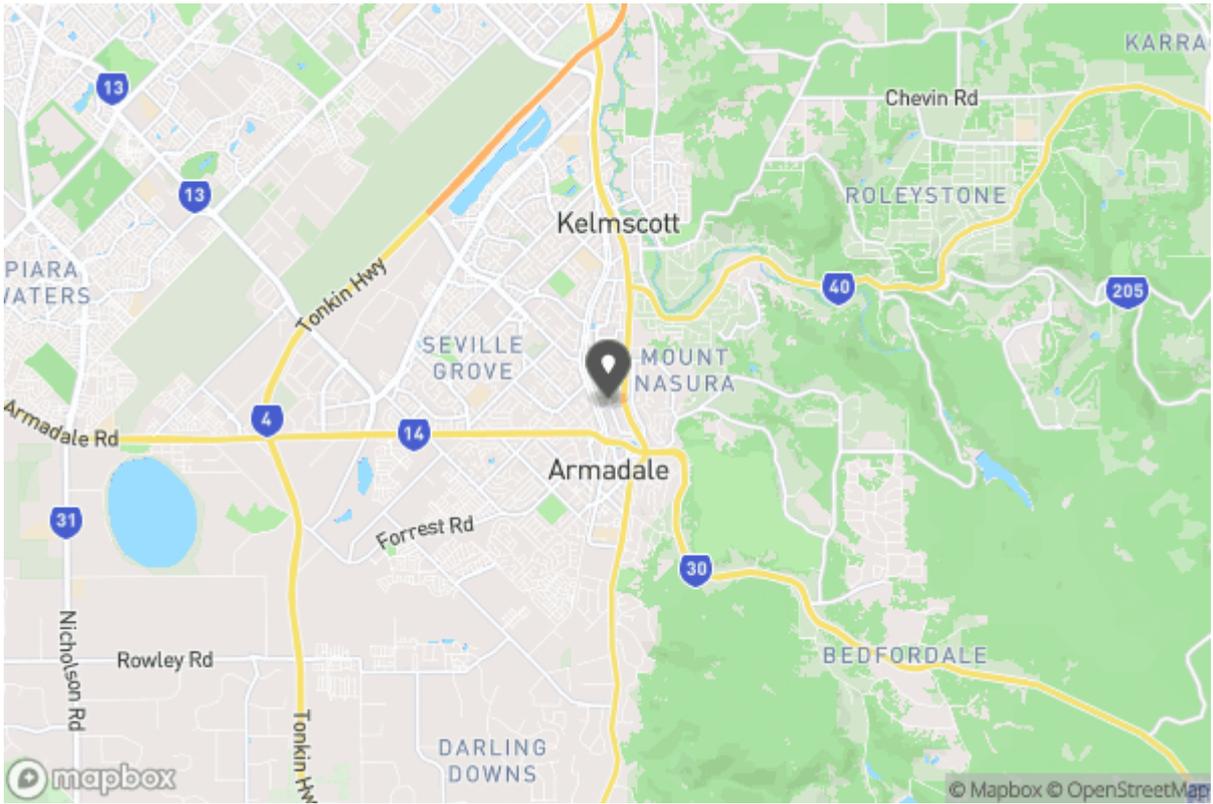
Simply go to our website: [www.jonesballard.com.au](http://www.jonesballard.com.au) and click the 'Book Inspection' button for that rental property.

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

Sheree Baillie

sheree.baillie@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=R813721>