



74B Kennedy St Bentleigh East VIC 3165

 4  3  2

\$975

Date available: 14 April 2023

[Book Inspection](#)

## STUNNING TOWNHOUSE - 4 Bed, 3 Bath, 2 Car + Garden Shed

- Stunning open plan kitchen in classic neutral tones , stone bench tops , 1.5 sink, Smeg stainless steel appliances, oversized electric oven and 5 burner gas cooktop , dishwasher and plenty of storage
- Open plan lounge room with an abundance of natural light creates an easy breezy family living area for all to enjoy with adjoins glass sliding doors opening to your low maintenance backyard with lockable garden shed
- Spacious master bedroom complete with split system , ensuite bathroom with his & hers double vanity, double shower, toilet and the must have walk in robe
- Second , Third & Fourth bedrooms each have their own split systems , mirrored built in robes and built in desk perfect for children studying
- Sparkling central bathroom with vanity bath and shower
- Additional open plan area for a home office , study or kids TV area
- Downstairs powder room
- Ground floor laundry with direct access to clothes line at side of property
- Additional storage downstairs , linen press and more storage under staircase
- Single remote lock up garage , plus parking in driveway
- Townhouses are located in a quiet ' family friendly ' street within close proximity to schools (St Peters Primary & East Bentleigh Primary School), train stations, shopping amenities and Monash University
- Woolworths & Bunnings down 2 minute drive

- Progress Play Park & Stan Riley Reserve for a kick of the footy over the weekend plus Yarra Yarra Golf Club for the keen golfers the list goes on

**\*\*HOW TO INSPECT THIS PROPERTY\*\*** Arranging an inspection is easy. Simply click on the "Book an inspection" button for this rental property and choose your preferred day/time then enter your contact details. By registering, you will be provided with any updates, changes or cancellations for your inspection. Registering for the inspection is mandatory and you **MUST** confirm your appointment 2 hours before otherwise the inspection may be cancelled. **\*\*For guaranteed access, please arrive at the inspection at the allocated start time, any later and access is not guaranteed.\*\*** **PHOTO ID MUST BE PROVIDED BEFORE ENTRY AT THE PROPERTY.**

# Gallery



**Spruce Booking System**

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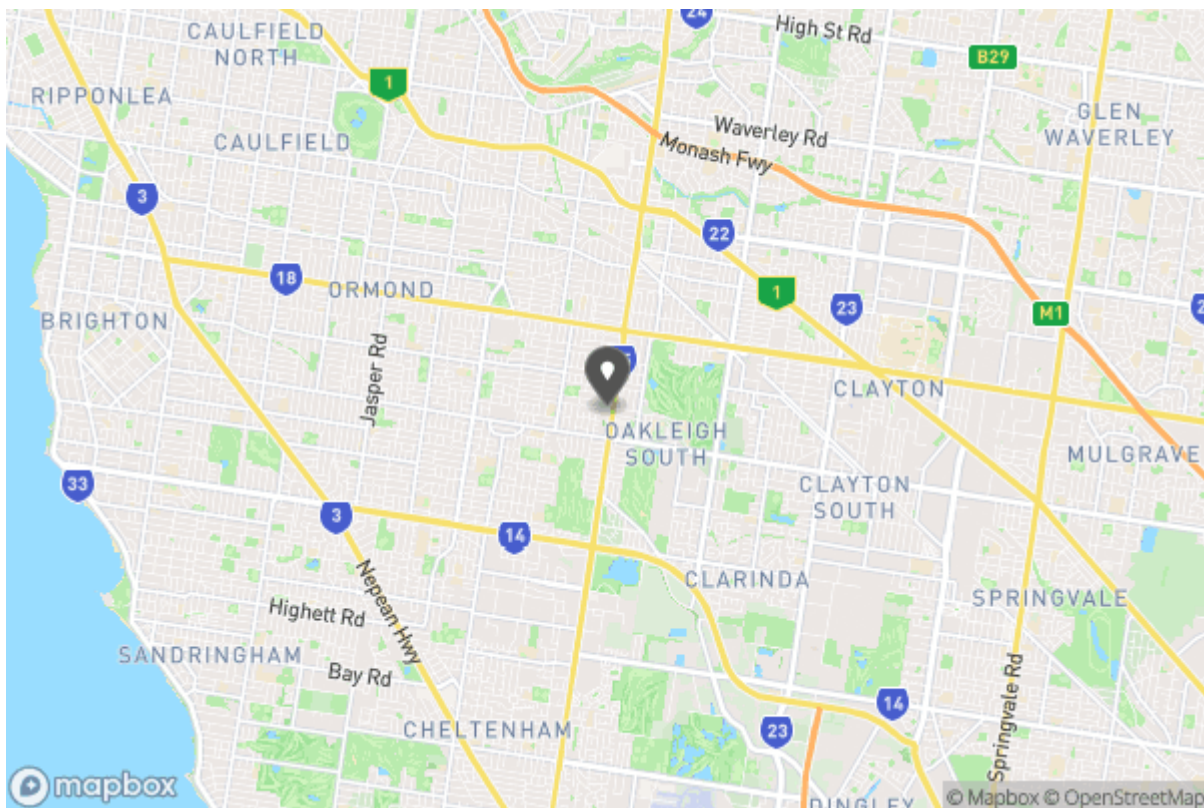
We look forward to meeting you at our next open for inspection.

Jenna Heywood  
0466 277 303  
leasing@sprucere.com.au

**SPRUCE**



# Location Map







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

Jenna Heywood

0466 277 303

leasing@sprucere.com.au

1300 792 701

Shop 3 157 Martin Street

Brighton VIC 3186



## Why Book with Spruce

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=PM-SPRUCE&uniqueID=afc1014104c94a229e5b6c8bd96dfce5)

<https://2apply.com.au/Property?agentID=PM-SPRUCE&uniqueID=afc1014104c94a229e5b6c8bd96dfce5>