

Leased



17 Taylor Rd, Nedlands



Modern Charm!

This character-laden 4 bedroom 2 bathroom home on a super-spacious block ticks all of the boxes for you as a prospective tenant – including the one that suggests an ultra-convenient location, nestled just metres away from the fabulous Taylor Road IGA supermarket.

Solid timber floorboards, high ceilings, decorative cornices and feature skirting boards all grace the beautiful interior of this warm and welcoming abode. A large master bedroom with mirrored built-in wardrobes can be found at the front of a comfortable floor plan, as can the adjacent second bedroom, a family bathroom with a shower, toilet and vanity and a huge fourth Bedroom or formal lounge room with its own French-door entrance off the front verandah, as well as a ceiling fan and feature fireplace and mantle.

The generous kitchen and dining area is central and overlooks a light, bright and sunken rear family room with newly-laid carpet – just like the nearby third bedroom. Outdoors, the backyard is massive and boasts plenty of entertainment and play space, a garden shed, a paved courtyard (off the family room) and a delightful corner lemon tree, whilst the front yard – complete with brand-new lush green lawn – sits behind a gorgeous white picket fence and is surrounded by low-maintenance mulched gardens and ample driveway parking that precedes the double carport.

A plethora of local parklands, bus stops and fantastic restaurants and eateries are all within easy walking distance, whilst only a matter of minutes separate the property from the likes of the Nedlands Golf Club, shopping at

4 2 2 1,012 m2

Price	Under Application
Property Type	Rental
Property ID	142
Land Area	1,012 m2

Agent Details

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Office Details

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REAL ESTATE

the trendy Claremont Quarter, our picturesque Swan River, train stations, hospitals and top schools and educational facilities – including Dalkeith Primary School, Christ Church Grammar School and Methodist Ladies' College. What a wonderful place to live!

Other features include, but are not limited to:

- Ceiling fan to master bedroom
- Reverse cycle air conditioning to bedrooms and kitchen/lounge.
- Double kitchen pantry, alongside quality appliances – including a five-burner Glem gas cooktop/oven, a range hood and a Bosch dishwasher
- Laundry with a wash trough and access to a private second bathroom with its own shower and toilet
- Backyard access from family room
- Feature down lighting to kitchen/dining/family areas
- Front French-door entrance (with security door)
- Double carport with power points and gated access into the backyard
- Quality blind fittings
- Gas storage hot water system
- Short walk to IGA and Easy access to Perth CBD

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