

**1186 Andrews Road, Munno Para West, SA 5115**



**House For Rent**

Thursday, 4 April 2024

1186 Andrews Road, Munno Para West, SA 5115

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 462 m2**

**Type: House**



Sarah Burgess

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## \$520 per week

It is with great pleasure that Ray White Angle Vale & Elizabeth, present this excellent home with beautiful street appeal set in the very popular and in demand suburb of Munno Para West. As you approach the home along the paved driveway and through the brick pier entrance you will notice that quality flows throughout with its tiled flooring throughout. The large carpeted master bedroom boasts a walk-in robe and an ensuite with a shower, a toilet and all the modern fixtures and fittings. The remaining bedrooms are generous in size, carpeted and come complete with built in robes. The second bathroom offers a shower, a bath and a separate toilet nearby. The laundry is large and offers plenty of room for all your washing appliances along with providing you with outside access through the sliding glass doors. Venturing further to the rear of the home you will reach the large open plan kitchen/dining/living space. The kitchen boasts ample under bench and above bench cabinetry, modern style benchtops complete with stainless steel gas and electric appliances, and a large fridge alcove for side by side and French door fridges. With a walk in pantry, the kitchen overlooks the meals and family room. The recessed wall in the living area allows large home theatre setups without compromising on space and the entire home is climate controlled by a reverse cycle ducted air conditioning system for year round comfort. As you enter the back of the property from the sliding glass doors of the main living room you are met with a large grassed area and plenty of space at the rear and alongside the dwelling for endless entertaining. With the home offering low maintenance gardens in both the front and back yards, a double garage with rear roller door access ideal for bring vehicles through the home, multiple storage solutions and block out blinds, this home won't hang around long!

**FEATURES YOU WILL LOVE:-** 2012 build- Tiled flooring throughout- Three carpeted bedrooms- Master bedroom with a WIR and an ensuite- Remaining bedrooms with BIR's- Second tiled living area- Second bathroom with a bath, a shower and a separate toilet- Large laundry- Ducted reverse cycle air conditioning throughout- Open plan living- Kitchen with quality stainless steel gas/electric appliances and a walk in pantry- Double garage with a paved driveway and rear roller door access- Backyard with ample space, a grassed area and a corner retreat- Low maintenance front and rear gardens

This family home is located close to shopping centres, local schools, sporting facilities and medical centres.

**Tenancy Details:** Lease term: 12 month lease  
Furnished: No  
Pets: Negotiable  
Water: Tenant(s) will be responsible for water usage and supply  
Internet: Tenant(s) responsibility to complete own investigations and enquiries  
Applications will only be considered further if they attend an open inspection.