

**33 Dobell Circuit, Conder, ACT 2906**



**House For Rent**

Tuesday, 2 April 2024

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**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Tahlia ScottMiller  
0261405900



Property Management  
0261405900

**\$830 per week**

Experience the charm of this spacious four-bedroom family haven ideally situated within reach of schools, bustling shops, and delightful playgrounds. Step into the heart of the home, where a thoughtfully designed kitchen boasts an electric oven and grill, a gas cooktop, and a dishwasher, all overlooking a generous open-plan living space. Tucked away are a separate lounge and dining area at the front, providing versatile living options. Enjoy the warmth of ducted heating throughout, ensuring comfort in every corner. Discover four inviting bedrooms adorned with built-in robes, with the master suite featuring its own ensuite for added luxury. Indulge in relaxation in the main bathroom's corner spa and shower, while a separate toilet and laundry offer convenience. Outside, delight in the meticulously maintained front gardens, lovingly nurtured with seasonal care. The low-maintenance backyard beckons with paved entertaining zones, a charming pergola, and a soothing shade sail. Security is assured with eight surveillance cameras discreetly placed around the property. Completing this picture-perfect package is a double garage, providing ample space for your vehicles and storage needs. Features Include: - Convenient Location- Well-Appointed Kitchen- Spacious Living Area- Ducted Heating- Maintained Garden- Low-Maintenance Backyard- Security- Double Garage Additional Clauses: Lessors consent is required to keep an animal on the premises Carpet Cleaning No Smoking Break Fee EER: 3.5 Insulation: The property holds a valid exemption and is not required to comply with the minimum ceiling insulation standard To INSPECT this property... Please click on the 'Book Inspection' button & register your details to receive further instructions on how to view the property. You must register to inspect this property to ensure we can notify you of any changes or cancellations. A private inspection of the home may be arranged for pre-approved applicants. To APPLY for this property... You will receive an email containing a link to apply after attending the open home. Applications can be received at any time, however, cannot be processed until you have viewed the property in person or online. Disclaimer: Distinct Properties does not request any payments prior to the finalisation and signing of an approved lease agreement. If you are approached by someone claiming to represent our company or property and asking for payment before this stage, please be aware that this is not a legitimate request, and you should not proceed with any transaction. We advise you to contact us immediately to report the incident. We cannot be held responsible for any payments made to unauthorized parties claiming to represent our company or property prior to the finalization and signing of an approved lease agreement. Please note that while all care has been taken regarding general information & marketing information compiled for this rental advertisement, Distinct Property Management does not accept responsibility & disclaims all liabilities regarding any errors or inaccuracies contained herein. We encourage prospective tenants to rely on their own investigation & in-person inspections to ensure this property meets their individual needs and circumstances.