

**48 Caledonian Avenue, Maylands, WA 6051**



**House For Rent**

Tuesday, 23 April 2024

48 Caledonian Avenue, Maylands, WA 6051

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Alma Elliot

0892019800

**\$680 per week**

You'll be pleasantly surprised by the home nestled behind the brick walls and full hedge. Lush lawn off the walkway to the entrance greets this home where a contemporary half brick and picket privacy wall keeps the historical character of this beautiful home & blends it perfectly with an abundance of modern updates inside the home. Rich timber floors & high ceilings greet you & carry you throughout this home. A spacious separate formal living room features to the front of the home overlooking the front yard & boasts two dual French doors to close the space on those evenings you want to enjoy the latest blockbuster movie. The traditional fireplace feature has been retained & hosts a gas bayonet to the right, perfect for those chilly winter evenings. A master bedroom with loads of built in cupboards offers timber flooring complimented by crisp white trims, huge wall of robes & ceiling fan. You could create a lavish private space with these neutral tones. The secondary bedrooms offer timber floors & matching décor and features a built-in robe to the larger room & ceiling fan. The third bedroom comes off the separate dining and could be used as a study or child's playroom. A neutral colour palette will compliment all styles and the light toned walls contrast perfectly with the warm timber floors. All that's needed is your personal signature, your sense of style to complete this picture. You're going to want to cook up a storm in this kitchen that features stunning cottage style clean white cabinets that are balanced by the rich timber floors & laminate benchtop and cooking is quick and easy on the gas stovetop or electric oven. A separate formal dining room opens from the living room through French doors then onto the kitchen & has an open plan feel, ideal for hosting a dinner party with friends. A wall mounted split system air con allows you to control the temperature and even turn this space into a study if formal dinners aren't your style. The bathroom is a light and bright area with a crisp white tiles and glass shower. The laundry is located at the rear just off the light filled sunroom that has dual glass doors that open out to the rear courtyard, the perfect entertaining spot. This great character home is situated in a fantastic location. Leave your cars in the double automatic carport and walk across the road to catch your local bus. Limber up this winter and sign up for "Body 2 Soul" Fitness to really get that sweat going, its just across the road. If shopping is more your thing head down towards Guildford Road to try all the different restaurants at your disposal. This amazing modernised character home has so much to offer. Contact us now before this beautiful home is snapped up! We DON'T accept 1Form applications. We welcome you to complete our rental application form. As we're proactive at leasing property, a home open may be subject to cancellation due to the property leasing quickly. Please check the website just prior to attending a home open to confirm it is proceeding. We would love to see you at our next home open or you can call us to arrange a private viewing of this property. Check out our other properties at [www.edisonproperty.com.au](http://www.edisonproperty.com.au) Thank you.