

# 54 Spoonbill Avenue, Winter Valley, Vic 3358

## House For Rent

Tuesday, 23 April 2024

54 Spoonbill Avenue, Winter Valley, Vic 3358

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



KyMBERly Hunter  
0353311111



Ange Simpson  
0456613945

## **\$485.00 Per Week**

PRD EXPRESS APPROVAL PROPERTY - Inspect the property in the comfort of your home with our 3D Virtual Tour. Once you have reviewed all photos, simply apply by clicking the 'Apply Now' button on our website. Alternatively enter your details by clicking the "Get in touch" button on this page and you will receive information on how to apply. Your application will be processed within 3-5 business days by our Leasing team, then submitted to the Rental Provider. If your application has been shortlisted we will schedule a private inspection. PRD Ballarat is proud to present for lease 54 Spoonbill Avenue, Winter Valley • 4X Bedrooms: 3 bedrooms with built in robes and master with walk in robe and ensuite. • 1X Ensuite: Offering shower, toilet & vanity. • 1X Family Bathroom: Offering shower, bath, vanity and separate toilet. • Kitchen: 900MM Gas cooktop, 900MM electric oven, dishwasher and ample storage. All appliances are stainless steel. • Open plan Kitchen/Living/Dining Area. • 1X Separate lounge room. • Heating/cooling: Gas central heating. • Full laundry. • Rear alfresco area, perfect for entertaining and casual dining. • Enclosed rear yard with recently planted shrubbery. • Landscaped front yard with well-established plants/lawns. • Parking: Double automatic lock up garage with side access gates. • Close to Emergency Services Precinct. • Close to Alfredton School Precinct. • Short drive to Delacombe Town Centre. • Short drive to Lucas Town Centre. • Close to upcoming Education and Shopping Precincts. • 12 Month lease term. • Pets upon application. Please note: It is the responsibility of the renter to check/research availability of internet access at any property.