

**6 Catambro Way, Waikiki, WA 6169**

**nascent  
property co.**

**House For Rent**

Tuesday, 2 April 2024

6 Catambro Way, Waikiki, WA 6169

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 750 m2**

**Type: House**



Luke Langford  
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## **\$520 per week Home Open 16th 4:30pm - 4:45pm**

- To book an inspection and apply send an enquiry email below or visit: <https://snug.com/apply/ascent> If attending one of our Home Opens isn't possible for you, I can offer a complete video walkthrough. Just send me a message via WhatsApp at 0493 672 956, and I'll promptly send the video your way. Offering a flexible floorplan and an enormous list of added extras, this superb property sits nestled behind established trees offering both shade and privacy within, all on a spacious 750sqm block, with gated side entry to the rear yard, a large shed or workshop, glistening below ground pool and a variety of living options throughout the 115sqm\* interior. The front garden provides a charming entry to the home, with a covered verandah guiding you inside where you find a formal lounge to the front, your open plan living, dining and kitchen is well-spaced for the family, with an enclosed patio providing another spot to relax, with your three bedrooms and bathroom all placed for comfort. Located centrally with everything you could need within reach, you have a choice of parkland in all directions, a range of schooling and childcare options, easy access to the train station and road links, and plenty of retail facilities to choose from, and only a quick hop to the coastline and beaches that make this area so popular. Features of the home include:- Three bedrooms, all of a good size with carpeted flooring, with the main bedroom offering a ceiling fan and a wall of built-in robes, with robe recesses to the remaining two- Family bathroom with a corner bath and shower combined, large vanity and natural light- Laundry off the kitchen with direct garden access for ease of use- Updated central kitchen, with extensive cabinetry, a dedicated fridge recess, in-built stainless-steel wall oven, electric cooktop and rangehood, with a wraparound benchtop that offers another spot to sit- Open plan family living and meals area, with tiled flooring, a reverse cycle air conditioning unit, cooling ceiling fan and warming fire for complete well-being, with modern downlighting to the room- Generous lounge room on entry, with timber effect flooring, another effective ceiling fan and reverse cycle air conditioning unit, with views to the front gardens- Enclosed patio to the rear, with a variety of uses available to suit your needs- Spacious alfresco area that wraps around the home, with views to the inviting pool beyond- Fully fenced below ground pool, with paved surround offering another place to relax- Lawned rear yard, bordered with garden beds just waiting for you to load with colour, with a bore for ease of upkeep- Front yard with lawn and established plantings including a huge Frangipani tree, and covered front porch- Sizeable, powered shed or workshop- Drive through access from gated side entry- Solar Panel system and roller shutters to the front windows for added energy efficiency- Carport with roller door and parking for two vehicles tandem This immaculately presented house ticks all the boxes and will not last long. To find out more about this property, you can contact agent Luke Langford on 0493 672 956 or [luke@ascentpropertyco.com.au](mailto:luke@ascentpropertyco.com.au).