

# 64 Fife Street, Klemzig, SA 5087



## House For Rent

Monday, 27 May 2024

64 Fife Street, Klemzig, SA 5087

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Area: 754 m2**

**Type: House**



Property Management

## **\$670 per week**

This home presents an exceptional opportunity to secure a perfect family residence in a prime location. The original design includes three spacious bedrooms, complemented by a detached utility/laundry room and a versatile games/rumpus room or potential fourth bedroom. The home features quality carpets, ceiling roses, frosted glass doors, and detailed cornices, all in excellent original condition, and offers comfortable living with ducted reverse cycle air-conditioning throughout the main areas. A bright and inviting living room benefits from abundant natural light and a cozy gas heater, while the adjacent kitchen/dining area is perfect for everyday meals. The kitchen boasts solid timber cabinetry, tiled splashbacks, a double sink, functional appliances, a raised breakfast bar, and ample overhead cupboards. All three bedrooms are generously sized, with built-in robes in bedrooms two and three. The detached games/rumpus room (or fourth bedroom) provides an excellent second living space, overlooking a large rear yard with established lawn and a traditional vegetable garden.

**Property Highlights:**

- Generous living room with gas heater
- Combined kitchen/dining area
- Kitchen with solid timber cabinetry, tiled splashbacks, double sink, functional appliances, raised breakfast bar, and plenty of overhead cupboards
- Three spacious bedrooms, all well-proportioned
- Bedrooms two and three with built-in robes
- Detached games/rumpus room or potential fourth bedroom
- Large laundry/utility room with a second toilet
- Single garage with automatic roller door
- Single carport
- 12.5kW ducted reverse cycle air-conditioning

**Lease details:**

- Rent: \$670 per week
- Bond: \$2,680
- Pets: Negotiable
- Lease Term: 12 months
- Water Charges: All water usage and water supply

**Exclusions:**

- Rear garden shed
- Optional partial furnishing: Fridge, washing machine & microwave
- Govt catchment schools: Klemzig Primary School, Vale Park Primary, Hampstead Primary School

Shopping options abound with Walkerville Terrace, Greenacres, and Marden Shopping Centres nearby, as well as the specialty shops on OG Road and North East Road.