

**70 SAINT VINCENT STREET, Ashgrove, Qld 4060**



**House For Rent**

Monday, 13 May 2024

70 SAINT VINCENT STREET, Ashgrove, Qld 4060

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



RUSSELL CHILD

\$725

Experience the best of suburban living in this stunning Queenslander located in the family-friendly neighborhood of Ashgrove. Situated on serene Saint Vincent Street, this home offers a perfect blend of comfort, convenience, and natural beauty. Property Highlights: • Directly backing onto the tranquil Oakleigh Park, enjoy scenic views right from your backyard. Perfect for families, with safe, direct access to the park where children can play under your watchful eye. • Just a 150m walk to Oakleigh State School and 500m to Marist Ashgrove, ensuring a hassle-free school run. The area is free from school parking woes and traffic. • A convenient 15-minute bus ride to the city with stops at QUT Kelvin Grove, making it ideal for students or professionals. Features: • Three well-appointed bedrooms plus a versatile study. • Two air conditioning units and ceiling fans throughout to ensure your comfort all year round. • A beautifully renovated bathroom plus a separate powder room equipped with a toilet and basin. • Modernized kitchen featuring a gas cooktop, gas oven, and dishwasher. • Spacious backyard adjacent to Oakleigh Park, featuring a playground, basketball court, and mini soccer/field cricket pitch. • A lockable space under the house that can serve as an office, kids' retreat, or rumpus room. Ample storage space available. • A secure garage accommodating either two small-to-medium cars or one large 4WD, with added storage shelving. Enjoy the picturesque setting with Moreton Bay Fig trees adorning your view, providing a peaceful and private living environment. This home is not just a place to live but a retreat for relaxation and enjoyment. Ready to make this beautiful house your home? Book an inspection online today and discover why 70 Saint Vincent Street is your next dream home! Don't miss out on the opportunity to make this charming family home your own. Enquire today! Advert Date 11..5.2024 Agency - Yield Asset Managers Agent Russell Contact 0488285710 REGISTER YOUR INTEREST TODAY Please ensure that you visit the Residential Tenancies Authority QLD's website to view a copy of the: 1). 17a Renting in Queensland Booklet: [http://www.rta.qld.gov.au/form\\_17a.cfm](http://www.rta.qld.gov.au/form_17a.cfm) 2). 18a General Tenancy Agreement [http://www.rta.qld.gov.au/form\\_18a.cfm](http://www.rta.qld.gov.au/form_18a.cfm) PLEASE NOTE: You must read the terms of the Tenancy Agreement prior to applying for the property. A copy is available at our office. DISCLAIMER: We have not verified whether or not information in this listing is accurate and do not have any belief one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should rely upon their own enquiries in order to determine whether or not this information is in fact accurate.