

**12 Murphy Street, Fulham Gardens, SA 5024**



**House For Rent**

Thursday, 11 July 2024

12 Murphy Street, Fulham Gardens, SA 5024

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 1**

**Type: House**



Property Management  
0411703383

**\$680.00 pw**

Please register your interest in this property by clicking on the Book Inspection Button or Email/Call Agent button. You will be informed of any inspection times. It is imperative that you register your attendance at our inspections. This solid brick family home is located on a corner block overlooking an excellent Reserve including playground facilities. This home offers excellent storage areas and generous rooms throughout. This home is in immaculate condition. A great opportunity to live close to the beach, the city and enjoy all the conveniences in Fulham Gardens and its surrounding suburbs. Other features are:- INCLUDED: Washing machine, Dryer and Fridge included in the tenancy- Solar Panels - 6.6KWS- Security System- Reverse Cycle Air Conditioning throughout- Light-filled open plan living/dining area with ornamental fireplace only- Neat kitchen with gas cooktop and oven, plus plenty of bench and cupboard space- Separate pantry room and can be used for storage purposes, if so desired- Second living area with direct access to the gorgeous outdoor patio area. This living room also includes a gas heater and ceiling fan.- Generous main bedroom with walk in robe and ensuite bathroom including w/c- Bedroom 2, 3 & 4 all of good size, bedroom 2 includes a built in robe- Stunning main bathroom with full bath, shower & w/c- 3rd bathroom with shower, basin and w/c- Separate laundry room with large built in cupboard- Large linen closet located in the hallway- Single car garage with secure and direct access to the home- Storage room located off the garage, currently used as a bike room- Large carport / pergola area - excellent for entertaining! Includes a dedicated gas line for a BBQ.- Easy maintenance gardens with underground watering system to the rear of the home and good sized shed for tenant's use- Front pergola area overlooking the stunning Reserve and beautiful gardens surrounding the front of the home. - Excluded: Cellar room - locked and not for tenant's use- Excluded: Split system in bedroom (not required due to ducted air conditioning throughout))Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice.