

**30 Swanton Street, Chisholm, ACT 2905**



**House For Rent**

Wednesday, 3 July 2024

30 Swanton Street, Chisholm, ACT 2905

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



James Kartsonas  
0413948312



Matthew Findley  
0261736300

**\$680 per week**

PLEASE CLICK 'BOOK INSPECTION' TO REGISTER & BE NOTIFIED OF UPCOMING INSPECTIONS

This classic 3 bedroom family home is located in a quiet street within close proximity of the local shopping Chisholm shopping centre, public transport and schools whilst an easy drive with take you to the Erindale shopping centre. The nearby Chisholm ovals provide green space to enjoy outdoor sports and leisure time. At the front of the home, sliding doors from the entry welcome you into the sunny lounge and dining space greets you with abundant light and private garden views and a brick hearth surrounded open fire place for cosy family gatherings. The adjoining kitchen has a lovely outlook to the leafy rear yard with sliding doors from the meals area inviting you out to the large pergola covered timber deck, perfect for enjoying the large rear yard with well established garden and mature trees. 2 of the well sized bedrooms have the convenience of built in robes and the family bathroom has a separate bath and shower, along with a separate toilet. Split system air conditioning units to the lounge room and bedroom 1 ensure your year round comfort. and a single garage provides car accommodation. Features of the property include:- Separate lounge and family areas- 3 bedrooms, 2 with built in robes- Dishwasher- Electric Cook top- Split system in Bedroom 1 and lounge room- Single garage- Large back yard

Available: 8th August 2024

**PETS:**Please be aware that at all stages of tenancy this property requires consent to be sought from the lessor for the keeping of any pets at the premises. Consent must be provided before any pets are at the premises

**VITAL INFORMATION:**The property is unfurnished>Please note you may be required to remove your shoes prior to inspecting the property

If no Energy Rating is displayed for this property, EER is unknown

The property does not currently comply with the minimum ceiling insulation standard

**WISH TO INSPECT:**1. Click on "BOOK INSPECTION" if this listing does not have the "BOOK INSPECTION" button please go to [raywhitecanberra.com.au](http://raywhitecanberra.com.au) website and register

2. Register to join an existing inspection, if no time is offered or if the time does not suit, please register and we will contact you once access is arranged

3. If you do not register, we cannot notify you of any time changes, cancellations or further inspection times

**RENT INFORMATION:**1. Rent is collected fortnightly unless otherwise nominated for a longer period

2. Bond required is equal to 4 weeks rent

**DISCLAIMER:**All information regarding this property is from sources we believe to be accurate, however we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture and descriptions.