

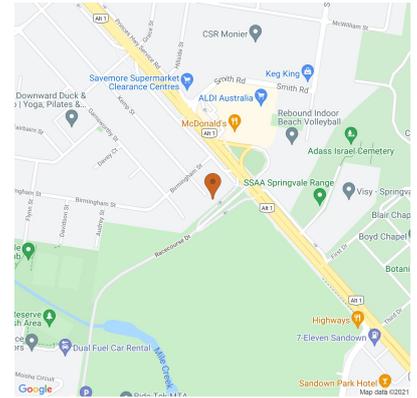
9 Carlyon Court, Springvale 3171, VIC \$520

House Rent ID: 4611870

\$2,260 bond



Why pay for your bond now,
when you can pay it off later?
Visit: www.rent.com.au/rentbond



MODERN, SPACIOUS WITH A UNIQUE LOCATION

REGISTRATION IS REQUIRED PRIOR TO ATTENDING
INSPECTIONS - PLEASE CONTACT AGENT TO REGISTER!

Date Available
now

Inspections
Inspections are by
appointment only

Positioned in a premium location overlooking Sandown racecourse with breathtaking 180-degree views and providing a low maintenance modern home that's close to all amenities. Everything has been meticulously updated whilst providing space and comfort for the entire family.

Comprising of a new kitchen with additional meals area, light and bright large lounge with polished floorboards, three good sized bedrooms, modern bathroom plus ducted heating and air-conditioning. There is also a double brick garage and double carport.

Keys features include:

- Unparalleled and unobstructed panoramic views of Sandown Racecourse from the top of the hill
- Fully renovated property
- 3 well-sized bedrooms, 2 full bathrooms and plenty of built-in robes
- 6.6 kWh solar panels, no gas appliances in the property - very low utility bills
- Brand new heat pump hot water service
- Central ducted heating and cooling
- Double lock-up garage and carport with remotely controlled doors

Located at the rear of a quiet court, you're within walking distance to Springvale Rise primary, parks and reserves, community services and bus stops on Princes Hwy. It is also within striking distance to Springvale central with all its offerings.

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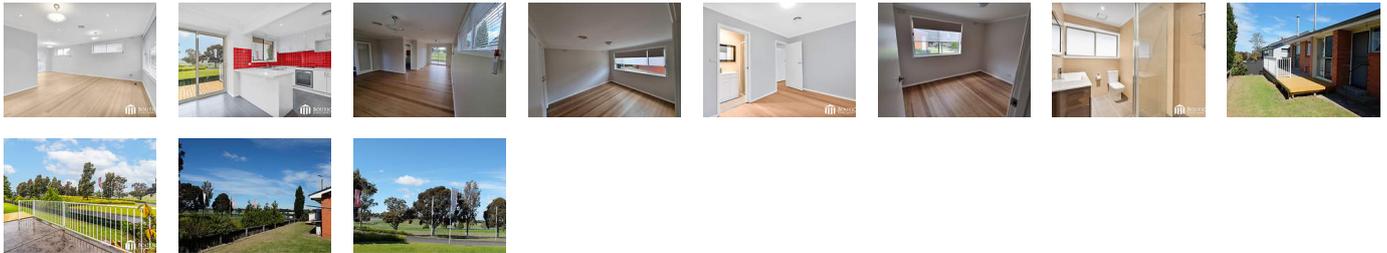


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Property details continued from page 1:

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- 1) Please note, photo ID is to be presented upon inspection. Inspection times are subject to change without warning. Please call our office on (03) 9795 8889 the day prior, to confirm the inspection is still proceeding.
- 2) First month's rent and bond are payable within 24 hours of application approval.
- 3) Every care has been taken to verify the accuracy of the details of this advertisement, however we cannot guarantee its correctness. Prospective tenants are requested to take such action as is necessary, to satisfy themselves of any pertinent matters.