

## FOR LEASE

### GORGEOUS MEDITERRANEAN VILLA | WHISPER QUIET NO-THROUGH STREET | SOUGHT AFTER WINDARRA ESTATE

#### AVAILABLE NOW

Only footsteps back from the iconic City Beach Football Ovals, the City Beach Groyne, Surf Club and café scene is this gorgeous Mediterranean villa with beautiful backyard and front gardens, excellent floor plan and family separation.

Enjoy strolling through gorgeous virgin Bold Park bushland adjacent

Enjoy Perth's coast most traffic free commute to the city - straight up Oceanic Drive

Excellent floor plan design sees the formal living at the front of the house with the informal family areas at the rear flowing out to lush, alfresco living space with spa and backyard under the shade of atmospheric pergola.

Three king-size kids rooms are in their own secluded wing of the house with the master suite and parents retreat on the first floor. The backyard has an additional studio / teenagers retreat/ workshop.

Inclusive of a garden shed and a mini herb garden at the top of the yard will inspire meals for you family and remind you of how good life will be here.

#### TO INSPECT OR APPLY:

It's important to register your interest in any upcoming and advertised open homes or inspections. Failing to register may result in not being informed of any unforeseen or unplanned changes to inspection times. To register (or apply) for this property please click on the get in touch button and send your details to our agency. You'll receive an email back with instructions on how to register and apply via our website and booking service.

We do NOT accept 1Form, Ignite, 2Apply or any other online type of tenancy application form.

4 BED | 2 BATH | 2 CAR

PRICE:

\$1,650 per week

OPEN FOR INSPECTION:

N/A



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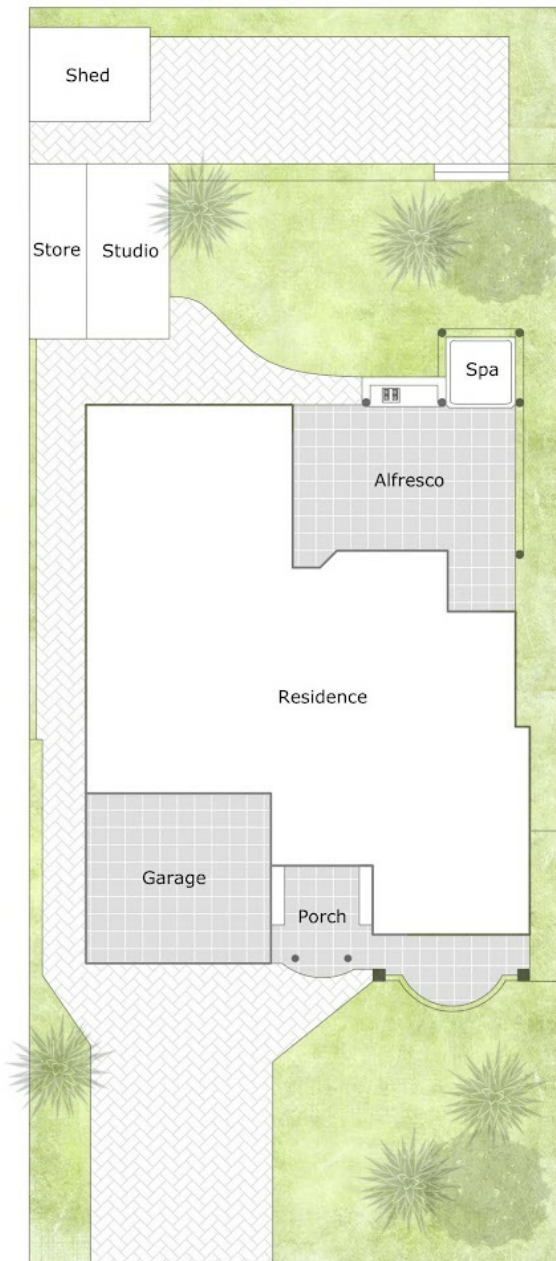
Shore Property



### Approximate Areas:

Ground Floor	219 m <sup>2</sup>
First Floor	75 m <sup>2</sup>
Alfresco	50 m <sup>2</sup>
Balcony	5 m <sup>2</sup>
Garage	37 m <sup>2</sup>
Studio	33 m <sup>2</sup>
Porch	23 m <sup>2</sup>

**Total 442 m<sup>2</sup>**



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

**3 Yaringa Way, City Beach WA 6015**

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**FINESSE**

Care has been taken to ensure the accuracy of this floor/site plan, however all dimensions and areas should be considered as approximate. It has been produced as a guide for the purpose of the property sale or lease only. No credit is taken for the original building or landscape design. This floor plan/site plan design is subject to strict copyright and should not be reproduced, copied or altered without prior consent. The Agent, Vendor & Finesse Property are not held liable or responsible for any error, omission, misstatement or use of any data shown on this plan.

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