

10B Belfast Cl, Canning Vale, WA 6155

Leased - \$720

Unit 3  2  2 



## Low-Maintenance Living in Prime School Zone - UNDER APPLICAT

Situated in the highly sought-after Caladenia Primary School catchment, this well-presented 3-bedroom, 2-bathroom duplex offers a comfortable, practical, and low-maintenance lifestyle. Perfect for those seeking convenience, it's located just moments from parks, shops, public transport, and other local amenities.

**Open for Inspection**

By Appointment.

### Property Features:

Master Bedroom Retreat – Generous in size with hybrid timber-look flooring, a large walk-in robe, ceiling fan, and private ensuite.

Comfortable Minor Bedrooms – Two queen-sized rooms with built-in robes; one with a ceiling fan and both with quality carpet.

Open-Plan Living & Dining – Bright and tiled throughout, featuring split-system air conditioning for year-round comfort.

Functional Kitchen – Fitted with stainless steel appliances and ample bench and storage space.

Main Bathroom – Complete with a separate shower and bathtub for added family convenience.

Built-In Laundry – Compact and practical for easy living.

Outdoor Entertaining – Fully paved courtyard accessed from the living area, ideal for BBQs or relaxed weekends.

Double Remote Garage – Includes a side access door and extra workshop/storage space.

### Prime Location:

Within the Caladenia Primary School zone

Close to parklands, public transport, and local shops

### Listed By

Giovanni Rechichi

Phone: (08) 9398 4000

Mobile: 0418 948 714

