

LEASED



4 Jade Crescent, Caloundra West



YOUR OWN PIECE OF PARADISE AWAITS YOU!

APPLICATION PENDING

4 Jade Crescent is ideally located in a sought after pocket of Caloundra West. This impressive four bedroom home boasts a spacious open plan kitchen, living and dining that flows onto a tranquil setting outside. The covered alfresco is perfect for gathering and relaxing, looking out onto a landscaped, low maintenance garden with sun drenched patio. Screens wrap the alfresco, ensuring cool breezes and outdoor living all year round. The kitchen features pendant lighting over a breakfast bar, modern appliances and stone benchtops. Conveniently located off the kitchen, the laundry is well appointed with direct access to the drying area at the side of the property.

Privately positioned at the rear of the home is the master

 4  2  2

**Price** \$580 PER WEEK

**Property Type** Rental

**Property ID** 1591

### Agent Details

Code Property Group - 07 5438 3444

### Office Details

Code Property Group  
9/15 Nicklin Way Minyama,  
QLD, 4575 Australia  
07 5438 3444

bedroom, complete with plantation shutters, walk in robe and ensuite. With a further three generously sized bedrooms, all with built in robes and ceiling fans, there is space for the whole family. Enjoy easy access, ample street parking and views to the bushland opposite.

Features of this modern home include:

- Four bedrooms with robes
- Master with ensuite and walk in robe
- Open plan family/dining to outdoor alfresco and backyard
- Main bathroom with separate toilet
- Double car garage
- 1200mm wide solid timber entrance door
- 20mm stone benchtops to kitchen and bathrooms
- 900mm cooktop + range hood and oven
- High ceilings (2550)
- Ceiling fans to all 4 bedrooms, living/dining & alfresco
- Split system air conditioning (x3) to main living and two bedrooms
- Covered, screened alfresco
- Window coverings - Plantation shutters/blinds
- Skylights to kitchen, toilet and garage
- Low maintenance landscaping
- Crimsafe to windows and sliding doors
- Extra parking space opposite of house
- Opposite bushland

Located moments from the beautiful beaches and amenity of Caloundra and benefiting from the array of infrastructure in Aura, this property is a rare find. The local bus stop is a short walk away, with frequent routes connecting to rest of the Sunshine Coast. It also falls into the catchment for Baringa State Primary, the first STEM school in Queensland! Baringa Shopping Village with IGA, Tavern, hairdresser, bakery and much more, only a short distance away.

Meeting the criteria for a wide range of tenants, this fantastic property will not be available for long!

School zones: Unity College & Baringa State Primary

#### HOW TO INSPECT THIS HOME:

1. Click Book Inspection

2. Follow the prompts

If there are no inspections available or the available inspection time slots are not suitable, please call the agent to request an inspection time.

Please note if a property has no inspections available this may be due to the property having an application pending.

Code Property Group accept applications prior to you inspecting the property.

Please follow the below instructions to apply for this home.

#### HOW TO APPLY FOR THIS HOME:

1. Please head to the CODE PG website via this link -

<https://www.codepg.com.au/for-rent>

2. Find the property of interest to you

3. Click the "APPLY NOW" button

4. Please fill in where indicated and follow the prompts

Please note anyone over the age of 18 that will be residing in the property, will be required to complete an application.

#### TO APPLY VIA VIRTUAL OPEN HOME:

1. Click and view the Video Tour

If the CODE CREW cannot conduct a video walk through yet, we have booked a future live video on our Facebook. Please click on the link below to "like" the page for the property's next viewing -

<https://www.facebook.com/codepg/>

If you cannot locate a video walk through, do not stress there is one on its way!

PLEASE NOTE, YOU WILL BE REQUIRED TO FILL IN A SIGHT

UNSEEN WAIVER FORM.

**\*\*Outdoor pets may be considered upon application - pending owner approval\*\***

Available date: 21/01/2021

Preferred lease term: 12 Months

**\*\*Tenants pay 100% of power\*\***

**\*\*Tenants to maintain gardens and grounds\*\***

**\*\*Property is water compliant tenants will be charged for all water consumption\*\***

**\*\*Tenants are liable to check/confirm active & acceptable internet connection at the property PRIOR to applying\*\***

**\*\*Private inspections available upon request\*\***

**\*\*Booking an open home is essential, please view our website at [www.codepg.com.au](http://www.codepg.com.au) - Click on Rentals - Click on the property you would like to view and 'Book Inspections'. Please ensure you register your details\*\***

DISCLAIMER: The information regarding this property has been obtained directly from the owner, as such, Code Property Group does not guarantee or warrant the accuracy of such information. Interested parties should conduct independent research and due diligence to verify the accuracy of the information provided. Code Property Group takes no responsibility for any errors or omissions and cannot be held accountable for any loss or damages incurred by any party as a result of the information provided.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*