

# 1295 3br (17502 USD)



Location **Missouri**  
<https://www.genclassifieds.com/x-708606-z>

Renovated, updated, freshly painted townhouse in The Grove (Forest Park Southeast) with 3 bedrooms, 2 full baths, newly-refinished hardwood floors throughout. Can convert a room to office and walk-in closet. 9 foot ceilings on first floor. Kitchen has stone countertops, all new appliances. Fenced yard surrounds double lot so you have a landscaped, secluded space to relax and entertain.

Washer/dryer for your exclusive use in large, airy, basement. Oversized garage with electric o/head door offers extra storage, security, and privacy. Lots of space, natural light in all rooms, many historic decorative elements.

Great Transportation Location: Walking/cycling distance to Cortex, BJC, WashU Medical Center, SLU Pharmacy, SLU University, IKEA and Forest Park and Metro (15 minutes to airport on Metro). Discover restaurants, clubs, boutiques, yoga studio, and Rise coffee shop on Manchester located a block away. Minutes to highways 40/64 and 44.

Rent:  
 6 mos. lease = \$1,550/month

1 year lease = \$1,295/month

Amenities:

- Parking

- Can be used as a home office or for work  
 - Large lot with plenty of space for a garden or lawn  
 - Large lot with plenty of space for a garden or lawn  
 - Large lot with plenty of space for a garden or lawn

Appliances:

- Air Conditioning - New  
 - Dishwasher - New stainless  
 - Microwave - New  
 - Range - Newer - stainless - gas range  
 - Refrigerator - New



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- Oven - New - stainless
  - Washer & Dryer - Washer & dryer in tenant's own basement for tenant's own use - not shared

Lease Lengths:

- 6 month lease
- 12 Months lease (discount)

Pets:

- No Dogs Allowed
- No Pets Allowed

Utilities:

- Electricity Included - in the common areas
- Water Included - Owner pays trash and water
- Trash Pick-up Included - Owner pays trash and water
- Resident Pays Electricity - Ameren UE
- Resident Pays Gas - Laclede Gas
- Other utilities - High-Speed Internet (shared)

Additional photos and info: <http://murielholdings.rentlinx.com>

Contact Muriel Holdings, LLC at for more