

56 Marina Way, Mannum Waters



Facilities

- Bedroom 1
 - Queen bed, quilt, blankets, pillows, fresh linen supplied,
 - Built-in robe, 2 x bedside tables, 1 x set of 3 drawers in robe,
 - Smart TV,
 - En-suite with shower, vanity area, toilet
 - Towels, face washers, toilet paper, soap, shampoo provided.

- Bedroom 2
 - Set of 2 bunk beds, quilts, blankets, pillows, fresh linen supplied,
 - Built-in robe, bedside shelf,

- Bedroom 3
 - Queen bed, quilt, blankets, pillows, fresh linen supplied,
 - Built-in robe, 2 x bedside shelves, 1 x set of 3 drawers in robe,

- Lounge (Bedroom 4)
 - TV Cupboard unit,
 - 40inch TV, DVD/VCR player,
 - Day/night lounge (double bed – bedding supplied as required).

- Living Area
 - Kitchen
 - Sink, dishwasher, electric stove, 4 burner electric cooktop, microwave,
 - Fridge/freezer, toaster, electric kettle, Breville Nespresso coffee maker (uses pods),
 - Crockery, cutlery, cookware, utensils, glasses (8 persons),
 - Milk shake maker, electric waffle maker,
 - Tea towels, dishwashing liquid, general cleaning items, dishwasher tablets provided,
 - Tea, coffee, sugar, salt and pepper provided.

 - Dining
 - Dining table, 8 dining chairs, 3 stools.

Lounge

- 1 x 3 seater leather lounge, 1 x 2 seater leather lounge, 2 director chairs, 2 pouffes,
- Large coffee table, 2 x side tables, bookshelves
- TV Cupboard unit,
- 50inch TV, DVD player, Various DVD's,

• Bathroom

- Bath, shower, vanity area
- Towels, face washers, toilet paper, soap, shampoo provided,
- Separate toilet.

• Laundry

- Washing machine, wash trough, clothes dryer and pegs,
- Washing powder provided.

• Roofed deck

- Outdoor table, 8 chairs,
- Barbecue (4 burner, hooded).

• Outdoor areas

- Three parking bays,
- Outdoor table, 4 bench, seats,
- Fire pit.

• Waterfront

- Private pontoon 6m x 3m, gangway access.

• Accessories

- Ironing board and vacuum cleaner (Bedroom 3 wardrobe)
- Child proof gate for deck access to stairs (Bedroom 3 wardrobe)
- Portable high chair (Bedroom 3 wardrobe)
- Iron (Laundry cupboard)

• Other Accessories (not yet available)

- Table tennis table,
- Two kayaks and one 2 seater canoe - for additional hire (life jackets not provided).

Things to know about the house

- Reverse cycle air-conditioning to all rooms (can be individually set for each room),
- Mains water,
- The house has full frontage to the public waterway close to prime river stretches,
- A private pontoon provides powered craft mooring and canoe access at the house. Initial launching of powered craft is made at the Mannum Waters boat ramp approx. 400m from the house.
- Township of Mannum is approximately 3km by road and 2km by river. It has a comprehensive Information Centre, museum, two supermarkets, two hotels, the Mannum Community Club, two bakeries, cafes, hardware and petrol stations. It is the home of the paddle steamers.
- 4 Knots River Cruises operate from Mannum Waters.

Conditions of Use

- Pets negotiable (not in house),
- No smoking in house,
- Fires in fire pit only,
- No tents or campers, or caravans,
- No vehicles on lawned areas apart from manoeuvring to access parking areas,
- Houseboats are not to be moored at property,
- Occupancy is based on leaving the premises in a clean and tidy state – as found,
- All breakages and damages must be paid for.
- Maintenance – if, during your stay, you have a service malfunction, please contact owners on 0409 701 099,
- House security – when leaving please ensure all windows are closed and front and rear doors locked.
- Place all rubbish in the wheelie bin located near the driveway.