

1/10-12 Augustine Street, Mawson Lakes, SA 5095

stanleysamuels
realestate

House For Sale

Wednesday, 22 May 2024

1/10-12 Augustine Street, Mawson Lakes, SA 5095

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: House



Ashley Munchenberg
0882973010

\$520,000 - \$540,000

Constructed in 2013 and with new air-conditioning and hot water systems installed 2020, this wonderful Architectural style townhouse is situated surrounded by the cafes, restaurants and services of Mawson Lakes. The street and the daily Lakes buzz never intrudes on the fabulous private living this home provides. Offering: -- 2 bedrooms and a 3rd bedroom / study - Upstairs bedrooms with built in robes & ceiling fans- Electronic security roller blind to ground floor 3rd bedroom / study- Central bathroom on top floor- Second bathroom on ground floor- Separate (3rd) toilet servicing living areas- Spacious kitchen with gas cooking, dishwasher & Puratap- Combined dining and lounge room with balcony- Balcony off of main bedroom- Ducted reverse cycle heating and cooling- Bath in main bathroom- Dedicated ground floor laundry space- Lock-up garage with remote entry & direct home access- Solar panels for cheap power- Walking distance from shops and services- Spectacular views from main bedroom / balcony over Adelaide hills and CBD- NBN ready- Window tint throughout for added privacy and insulation benefits This property offers space, comfort and serenity in a very private and secure, end of group location with Uni SA, shops, cafes, services and public transport within walking distance. The property will appeal to young families, singles, couples and investors alike and is offered with vacant possession. The Details; Title Reference: 6094 / 611 Built: 2013 Build size: 142 m2 (approx.) Council: City of Salisbury Council rates: \$ 1,180.55 per annum (approx.) SA Water: \$614.80 per annum (approx.) Strata Water \$35.00 per quarter (approx.) ESL: \$100.65 per annum (approx.) Community Fees: \$222.65 per quarter (approx.)