

1/188 Trimmer Parade, Seaton, SA 5023



House For Sale

Thursday, 4 April 2024

1/188 Trimmer Parade, Seaton, SA 5023

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 248 m2

Type: House



Anthony Fahey
0882359822



Samuel Parsons
0431934575

UNDER CONTRACT!

Whether as a first home, downsizer or savvy investment opportunity this immaculate single story homette provides a range of options. Ideally positioned towards the Grange end of Seaton, and set directly across from the Royal Adelaide golf course. With Westfield West Lakes, Grange Beach and Henley Square all just a short commute away. The home itself features a spacious internal floorplan with two separate living zones, two spacious bedrooms, space for two vehicles off street and a large private courtyard with pergola entertaining area. With all the hard work done, there is nothing left to do except simply move in and enjoy or lease out. Features of the property include:-
- Street fronted residence.
- Lock up garage with space for a second vehicle off street.
- Secure front yard with fencing.
- Private paved rear courtyard with pergola entertaining area and tool shed.
- Large front formal lounge room features a bay window.
- Second separate dining / living area.
- Generous sized kitchen equipped with quality timber cabinetry, gas cooktop, stainless steel oven, corner pantry and plenty of storage.
- Bathroom with two way access from the main bedroom and hallway, includes both a bath and shower, vanity and toilet.
- Practical laundry room with an all-important second toilet.
- Main bedroom includes a built in robe and ceiling fan.
- Second bedroom.
- Ducted evaporative cooling system throughout.
- Brand new carpet flooring and modern tiles throughout.
- Fully repainted internals.
All this and more in the ever popular suburb of Seaton. Centrally positioned with easy access to some of Adelaide's best beaches, the Airport and CBD. With great public transport options close by including both the train and bus. Contact Agents for further information. Strata Admin Fee - \$454 p.q
SA Water & Sewer Connection fees - \$153.70 p.q
Council Rates - \$1204 p.a
Emergency Services Levy - \$116.50 p.a
RLA 183205