

# 1/23 Albany Close, Oaklands Park, SA, 5046

## Sold House

Wednesday, 21 June 2023



1/23 Albany Close, Oaklands Park, SA, 5046

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Patricia Mckibbin

0883069638

## Jaw Droppingly Good, Ultra-Modern

Standing tall at the top of Albany Close this 2008 cutting edge designed and custom-built home is sure to get the big thumbs-up from first timers, downsizers, and investors alike.

When the details mean a lot, this quality move-in-ready home offers three generous bedrooms, stylish ensuite to main and all have built-in or walk-in robes. The upper floor also accommodates a 3-way bathroom and another living zone, perfect for binge Netflix or quiet study time.

Keeping things wonderfully simple, downstairs encompasses a sleek, all white kitchen with a wide welcoming Caesar stone breakfast bar, time saving dishwasher with gas cooktop and fan force oven. Grandly overlooking fully tiled family and meals area, which means the cook is not excluded when entertaining. Full height glass doors open out to shaded sunny courtyard and tidy garden beyond. Laundry with 3rd toilet, washer/dryer and storage.

Completely standalone with no adjoining walls to neighbours, the home enjoys ducted reverse cycle air-conditioning, automatic panel lift door to drive through garage in addition to 2nd designated off street parking area along side.

Located in an upwardly mobile area moments to Westfield Marion Shopping and Entertainment Centre, Aquatic & Leisure Centre, Interchange bus service, train connection to the City, Flinders Medical and University not far away.

Whether it's a lifestyle change or a wonderful beginning to a new chapter, this beautifully presented courtyard home is your perfect springboard.

### At a Glance

- 3 Generous Sized Bedrooms, Walk-in/Built-In-Robes
- Ensuite To Primary with a Built-In Robe
- Two Living Areas
- Ample Cupboard & Storage Space
- Remote Lock Up Garage with Additional Off-Street Parking
- Fujitsu Reverse Cycle Ducted Air-Conditioning Throughout
- Architectural Hardware, Sensor Touch Light Switches
- Kitchen with Gas Hotplate and Fan Forced Oven, Dishwasher
- Low Maintenance Gardens

### Specifications:

CT / 6032/827

Council / City of Marion

Built / 2008

Land / 206m<sup>2</sup>

Council Rates / \$1,430.10 pa

EMSL / \$130.15 pa

SA Water / \$238.04 last qtr

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