

1/33 Lindsay Avenue, Edwardstown, SA 5039



House For Sale

Monday, 4 March 2024

1/33 Lindsay Avenue, Edwardstown, SA 5039

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 258 m2

Type: House



Linda Clemente
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Best Offers By 20/03/24 12:00PM

Step into comfort and convenience with this charming three-bedroom, one-and-a-half-bathroom unit, strategically situated near shopping centres, schools, and a medical centre. The journey begins with a warm welcome at the porch leading to an inviting entry area and a generously sized separate lounge room. The living areas feature timeless timber-look floors, enhancing the allure of the kitchen and dining space. The well-appointed kitchen boasts ample cupboard and bench space, a dishwasher, breakfast bar, and a freestanding gas stove. Revel in picturesque window views of the courtyard garden at the rear while enjoying your morning coffee or entertaining guests outdoors. A two-way bathroom ensures easy access from the master bed and living space. The bathroom itself exudes elegance with a separate bath, glass shower, toilet, and vanity storage, while an additional separate toilet is located near the laundry. The second and master bedroom offer built-in robes for convenient storage, while the third bedroom is set away from the others and provides versatility as a study. For comfort, all bedrooms and the lounge room are carpeted, with some areas equipped with auto-roller shutters. The lounge room is further complemented by a split air conditioning system, providing climate control year-round. Step outside to discover a delightful courtyard adorned with paved and grassy areas with established gardens, offering a serene escape. Additional features include a practical laundry room, a single roller-door carport, off-street driveway parking, low-maintenance gardens, and a garden shed. Whether you're a first-time homeowner, an astute investor, or someone looking to downsize, this residence caters to all needs. Moreover, Castle Plaza and Woodlands Park Train Station giving access to the Flinders/Tonsley, providing easy access to services and amenities without the need for a car. Embrace the epitome of easy suburban living in this thoughtfully designed and conveniently located abode.

Property Features:

- Three-bedroom and one-and-a-half-bathroom unit
- The master and second bedrooms have built-in robes
- The master bedroom connects to the two-way bathroom
- Front lounge room with split system air conditioning
- Combined kitchen and meals area with storage
- The kitchen has a breakfast bar, a freestanding gas stove, pantry, and ample storage space
- Two-way bathroom with a glass shower, bathtub, toilet, and vanity storage
- Additional separate toilet near the laundry
- Internal laundry with backyard access
- Blinds and curtains fitted across all windows
- Carpet flooring in the bedrooms and lounge, with floorboards in the entry, meals, and kitchen
- Tidy backyard with grassed and paved spaces and a garden shed
- Carport parking with roller door access
- Tidy frontage with additional parking for two vehicles
- Gas hot water system for instant hot water
- Auto external roller shutters on the second, third, and bathroom windows
- Castle Plaza and Woodlands Park Train Station bookend the street

Edwardstown Primary School is only four minutes away. Schools: The nearby unzoned primary schools are Edwardstown Primary School, Forbes Primary School, Ascot Park Primary School, and Clovelly Park Primary School. The nearby zoned secondary school is Hamilton Secondary College. The nearby unzoned secondary schools are Springbank Secondary College and Mitcham Girls High School. Information about school zones is obtained from education.sa.gov.au. The buyer should verify its accuracy in an independent manner.

Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/ purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign.

Property Details: Council | MARION Zone | HDN - Housing Diversity Neighbourhood Land | 258sqm (Approx.) House | 124sqm (Approx.) Built | 1992 Council Rates | \$TBC pa Water | \$TBC pq ESL | \$TBC pa