

1 Bauhinia Drive, Parafield Gardens, SA 5107



House For Sale

Thursday, 11 April 2024

1 Bauhinia Drive, Parafield Gardens, SA 5107

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 608 m2

Type: House



Buri Son

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Marco Fellegvari

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AUCTION 27TH APRIL 2:30PM

Nestled in the heart of Parafield Gardens, this exquisite 4-bedroom, 2-bathroom residence with a spacious 2-car garage is a true embodiment of modern family living. Situated on a generous 608m² block, this property is not just a home, but a haven of comfort and convenience.

PROPERTY FEATURES: Year Built / 1990 Land Size / 610m² (approx) Internal Living / 132m² Total Building / 239m² (approx) Frontage / 20m+ (approx) Zoning / GN - General Neighbourhood Local Council / City of Salisbury Council Rates / \$1,765.55 pa (approx) Water Rates (excluding Usage) / \$466.68 pa (approx) Es Levy / \$162 Estimated Rental \$600 - \$650 Title / Torrens Title 5179/822 Easement(s) / Nil Encumbrance(s) / Nil Construction / Brick Veneer Gas / Connected Sewerage / Mains Other Features We Love: - Garage: Spacious 2-car garage- Location: Prime location in Parafield Gardens, walking distance to schools and transport- Additional Room: Rumpus room, potentially usable as a 5th bedroom- Workshop Shed: Large workshop shed for storage or hobbies- Solar Power: Equipped with a 5.7kW solar system- Kitchen: Large kitchen with gas cooking, ample storage, walk-in pantry, and dishwasher- Climate Control: Evaporative cooling and reverse cycle split system- Flooring: Large porcelain tiles in living areas, carpets in bedrooms and formal lounge- Master Bedroom: Ensuite and his and hers walk-in robe- Wardrobes: Built-in wardrobes in bedrooms, except for bedroom 2 Luxurious Living Spaces: The home welcomes you with its spacious design, featuring large porcelain tiles that add a touch of elegance throughout the living areas. The bedrooms are cosy retreats with plush carpeting, offering a peaceful escape after a busy day. The formal lounge, with its sophisticated ambiance, is perfect for intimate gatherings. Chef's Delight Kitchen: The heart of this home is the expansive kitchen, equipped with gas cooking appliances, ample storage space, and a walk-in pantry, making it an absolute joy for culinary enthusiasts. The addition of a dishwasher ensures convenience is at your fingertips. Versatile Additional Rooms: The property uniquely features a rumpus room that can effortlessly transform into a 5th bedroom, meeting the needs of a growing family or serving as a guest room. The master suite is a private retreat with an ensuite and his and hers walk-in robes, while the other bedrooms are well-equipped with built-in wardrobes, offering ample storage. Outdoor and Utility Features: Step outside to discover a landscaped garden that invites relaxation and family fun. The large workshop shed caters to all your storage and hobby needs. Energy efficiency is key, with a 5.7kW solar power system installed, ensuring reduced energy bills. Climate Control for Year-Round Comfort: The home is fitted with evaporative cooling and a reverse cycle split system, providing a comfortable living environment regardless of the season. The landscaping at 1 Bauhinia Drive, Parafield Gardens, is thoughtfully designed to enhance the property's outdoor appeal. It includes well-maintained garden areas that provide a welcoming entrance and a serene backdrop for relaxation and family activities. The spacious backyard, a hallmark of the property's generous 608m² land size, offers potential for further personalization or gardening endeavors, making it an ideal space for those who cherish outdoor living and entertainment. This blend of practicality and aesthetic appeal in the landscaping adds significant value to the property. Prime Location: Positioned within walking distance to esteemed local schools like Holy Family Primary School and Parafield Gardens R-12, and just a stone's throw away from essential public transport links and the IGA Foodland shopping precinct, this location is unmatched in convenience. 1 Bauhinia Drive is more than just a house; it's a lifestyle opportunity waiting to be seized. Perfect for families seeking a blend of luxury and practicality in an ideal location. Contact Buri Son or Marco Fellegvari for more information or to register your interest! RLA 300 185 Disclaimer: The information contained in this website has been prepared by eXp Australia Pty Ltd ("the Company") and/or an agent of the Company. The Company has used its best efforts to verify, and ensure the accuracy of, the information contained herein. The Company accepts no responsibility or liability for any errors, inaccuracies, omissions, or mistakes present in this website. Prospective buyers are advised to conduct their own investigations and make the relevant enquiries required to verify the information contained in this website.