

**1 Jasmine Avenue, Marion, SA 5043**



**Sold House**

Thursday, 17 August 2023

1 Jasmine Avenue, Marion, SA 5043

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Scott Nowak  
0870702722



Luke Pocklington  
0438794404

**\$715,000**

Situated on a conveniently located corner allotment is this much loved family home ready for some new adventures. Ideal for first home buyers and young families, as well as investors, downsizers or anyone looking for a great entry option into Marion. The convenient location is the key here, within a stone's throw to major amenities, including Flinders Medical Centre and University, SA Aquatic and Leisure Centre, TAFE SA and Flinders Tonsley Campus, as well as Westfield Marion and a short stroll to Marion Oval at the end of the street. The home currently offers a private entryway that opens into a spacious formal living room, a great sized kitchen services a large dining space that flows through to a second family room offering ample opportunity for entertaining or relaxing. Three good sized bedrooms, all with built in robes, sit central to the bathroom and laundry for further convenience and the multiple beautiful bay windows ensure plenty of natural light. Not to be outdone outside this home boasts a generous amount of covered outdoor entertaining, multiple sheds for storage and ample secure off street parking options. Features include; • Ducted gas heating • Ducted evaporative air-conditioning • Solar electrical system • Polished timber floors • Spacious living & entertaining • Corner allotment • Off-street parking Don't delay, call Scott Nowak on 0412 567 212 or Luke Pocklington on 0438 794 404 from Ray White for more information or to register your interest for the upcoming Auction. RLA:262999 PLEASE NOTE: This property is being auctioned onsite Sunday 03/09/2023 at 3:00pm (Unless Sold Prior) in line with current Real Estate legislation. Should you be interested we can provide you with a printout of recent sales to assist you in your value research. The sales documentation including the Vendor's statement may be inspected at 5/197 Main South Road, Morphett Vale for 3 consecutive business days immediately preceding the auction; and will be on display at the auction for 30 minutes before the Auction commences. Ray White, Number One Real Estate Agents, Property Auction Specialists, Sale Agents and Property Managers in South Australia. Disclaimer: Every care has been taken to verify the correctness of all details used in this advertisement. However, no warranty or representation is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for errors or omissions.