

1 Welland Avenue, Welland, SA 5007



Sold House

Tuesday, 15 August 2023

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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 168 m2

Type: House

\$730,000

~ Auction: Saturday 22nd July @ 2:00pm (unless sold prior) ~This sublime contemporary home takes pride of place on its corner allotment and is sure to impress instantly. One-year-young, this four-bedroom dwelling was designed with precision and flair providing an inviting light and airy interior flowing over two levels. With no lawn to mow, take your pick of local parks instead. Boasting two living areas, including a gorgeous open plan kitchen/dining/living leading out to the tiled alfresco ~ creating the ideal all-weather entertaining zone. Plus, there is a separate family room upstairs ~ perfect for the children. Enjoy enchanting lofty neighbourhood views and soft carpeting underfoot on the upper floor. Other key highlights include: * Torrens Title * Internal access via garage * Under stair storage * Separate study * Convenient powder-room on the lower level * Hidden laundry * Walk-in pantry * High-quality fixtures * Floor-to-ceiling tiling in both bathrooms * Main bedroom features en suite * Built-in robes in all four bedrooms * Ducted reverse cycle air conditioning throughout * Energy efficient 3.3kW solar system Revel in the convenient location, just moments from major attractions, including the Adelaide Entertainment Centre. Transport, shops and services are strolling distance, while the CBD is just under 7km away. Opt for the local tram or get on your bike. This tremendous opportunity in wonderful Welland is not to be missed. Contact Henry Vong today. ** The health and wellbeing of our clients, the community and our team is extremely important to us. Whilst we encourage people to continue property viewings, in the current circumstances surrounding COVID-19 we ask that you respect others' health. If you or others that you may have been in contact with are displaying any flu like symptoms please do not attend property viewings. ** Council: City of Charles Sturt Council Rates: \$1,140.35 per annum SA Water: \$146.65 per quarter ESL: \$112.85 per annum Land Size: 168sqm (approx.) Year Built: 2021 Zoning: Suburban Business.