

1 Wendy Avenue, Valley View, SA 5093

ALL ADELAIDE

House For Sale

Thursday, 13 June 2024

1 Wendy Avenue, Valley View, SA 5093

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Type: House



Magosia Waskowski
0882663100

CORNER ALLOTMENT - AUCTION SAT 6TH OF JULY @11am

Please note: This property is currently tenanted until end of July for \$510 per week. It is a great pleasure to bring to market 1 Wendy Avenue, a fantastic 1960's beauty, guaranteed to appeal to any savvy buyer looking to secure a first home, renovators delight, investment or development opportunity (subject to planning approval) in the highly sought after area of Valley View. Located on a large corner allotment of approx. 723 sqm the solid brick property boasts a spacious and flexible floor plan with original finishings throughout. Internal features include:- Formal entrance- 3 bedrooms, master with built in robe - 4th bedroom or 2nd living area- Spacious family room with built in cabinetry, r/c wall unit as well as sliding door access to front and rear undercover entertaining areas- Spacious kitchen with parquet flooring, ample storage including a roomy walk-in pantry and gas cooktop - Bathroom with bath- Separate toilet- Laundry with more storage space and access to rear- 2.7 mtr ceilings- Carpeted throughout

The property is nestled privately amongst an established garden offering a vast array of waterwise plants as well as fruit trees and a healthy stretch of lawn to the rear for kid's games and family pets to roam. A large, powered garage provides ample space for secure parking, storage or workshop area. Conveniently located within walking distance to public transport with an easy and fast commute to the O-Bahn and city, minutes from several major shopping centers, various primary and secondary schools, local tennis and golf clubs, as well as the picturesque walking trails of Dry Creek Reserve. All this and a mere 14 KM to the CBD. Please feel free to contact Magosia if you have any questions regarding the property or available amenities. With over 17 years of selling homes in Valley View, Magosia is an expert on everything this fantastic area has to offer. *All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. **The vendor's statement (Form 1) will be made available at 193 North East Road Hampstead Gardens for 3 consecutive business days prior to the Auction as well as at the premises on the day 30 minutes prior to the Auction.