

10 Tandanya Avenue, Hectorville, SA 5073



House For Sale

Tuesday, 19 December 2023

10 Tandanya Avenue, Hectorville, SA 5073

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Bevan Bruse



Theon Bruse

0419816470

CONTACT AGENT

Building construction to be completed November 2024 THIS IS A BRILLIANT OPPORTUNITY TO ACQUIRE ONE OF THREE GENEROUS HOMES WITH UP TO FOUR BEDROOMS, EACH HOME FEATURES THREE OPEN PLAN LIVING AREAS ON THE LOWER LEVEL PLUS A FLEXIBLE UPPER-LEVEL LIVING AREA or FOURTH BEDROOM COMPLETE WITH WALK IN ROBE. Do not miss this awaiting opportunity to purchase one of these properties. A great location so close to everything in the east. Excellent schooling, shopping, restaurants, cafes, etc. A great lifestyle and only minutes to the city. These homes include a double garage, generous living areas, designer style kitchens with spacious combined butler's pantry / laundry, wonderful outdoor Alfresco living area with servery from the kitchen area. Each home boasts of good-sized front and rear yards. Upon opening the oversized doors to these luxurious homes, you are greeted with seemingly endless open space consisting of a generous Living area, T.V. area and Dining area. The dining area opens out into a big Alfresco living area which overlooks an attractive garden setting. Surrounded by windows, the well-designed kitchen area boasts of quality features and fittings complete with Smeg range of appliances. The kitchen's smart design includes a servery bi-fold window which links itself to the Alfresco outdoor living area. Perfect arrangement for outdoor entertaining. Say goodbye to cumbersome walk arounds from kitchen to alfresco or vice versa. Open the flexible bi-fold windows and voila! No longer will the host be disconnected with their guests whilst preparing food for them. Join in the conversation from the kitchen! One glance out from the kitchen, you can easily keep an eye out on your children whether they are in the backyard or in the TV area. That's so important for any parents of this age! The kitchen is also serviced by a large butler's pantry/laundry room that is of over-generous proportions. Again, surrounded by windows, no longer your pantry / laundry is of a dark forgotten room in your home. It offers excellent bench space, room for a second fridge/freezer, a second sink and also direct access to garage. Perfect for unloading heavy groceries from the car! The homes on the lower level are also serviced by a separate powder room with basin so your guest do not have to access to your sleeping quarters upstairs to get to a bathroom. The garage of the homes is very generous in size and includes ample room for extra storage space with a separate door to backyard.

THE UPPER LEVEL – The homes on the upper level are absolutely amazing. Each has up to four bedrooms or three very good-sized bedrooms, all with walk in robes or built in robes. The oversized master bedroom suite will make any of your friends green with envy. The proportion of this oversized suite is super rare in today's standards. With floor to ceiling windows, you will always have natural light in your room! (Unless you choose to draw the curtains!) Complete with his and hers built in robes, you even have ample space to include a dressing table and chair if you wish! (Hint: you will place it on the same wall outside of shower cubicle) The master bedroom also boasts of an excellent ensuite facility with double basins encased in stone benchtops and WC with a fully enclosed shower cubicle. The upper level also has the ability to easily convert one of the bedrooms to become a second retreat, if one does not need four bedrooms. This second retreat also showcases a floor to ceiling windows which has a view to the front of the homes. The WIR attached to it can easily become a storage room to hide all the toys if needed! **FOUR BEDROOM HOMES ARE HARD TO FIND at this price point! DO NOT MISS THESE!!!** The main bathroom on the upper level is of an excellent size and have great amenities and high-end fixtures and fittings. It features designer styled tiling range and a free standing bathtub separated by a discrete full frameless shower screen. The end result spells luxury and more luxury! **THE OPPORTUNITY TO PURCHASE ONE OF THESE HOMES IS AVAILABLE TO YOU NOW. THERE ARE SOME CHOICES THAT YOU CAN MAKE WITH REGARD TO THE COLOUR OF TILING, TIMBER FLOORING TO LIVING AREAS AND SO FORTH. THIS IS JUST AN EARLY OPPORTUNITY FOR ANY BUYER SEEKING TO ACQUIRE A HOME WITH AN END OF 2024 SETTLEMENT AND ONLY A DEPOSIT PAID NOW.** Do not miss out, it is a brilliant location and a very well designed, with high end, quality fixtures and fittings which would suit many buyers in the market place. **YOU WILL LOVE IT. PLEASE CALL US TO ARRANGE A DETAILED SPECIFICATION BOOKLET ON THESE PROPERTIES AND FEEL FREE TO CALL BEVAN BRUSE ON 0419 809 852 OR EMAIL bevan.bruse@bruse.com.au to have it sent to you.** 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 advice. RLA 181689