

# 11 Samoa Court, West Lakes, SA 5021

## Sold House

Friday, 11 August 2023

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Bedrooms: 3

Bathrooms: 3

Parkings: 4

Area: 640 m2

Type: House



Kate Smith  
0419183371



Gypsy Black  
0437437811

**\$1,200,000**

If you can't get to the Islands of Samoa, capture the essence of it in a private poolside entertainer, positioned to please mere moments from the water's edge and the wonders of West Lakes' Mall, cinemas, and services. A clever fusion of contemporary and classic style, the solidly built 3-bedroom design factors security highly across its 640sqm allotment. The floorplan is practical, the interiors, sophisticated. From its exposed brick accents, to the inviting formal living and dining room - beside the kitchen and casual family zone with pool views. The timber kitchen is equipped to impress, adorned with granite benchtops, quality appliances, ample storage and breakfast bar. Equally impressive are the bedrooms: master supremacy with walk-in robe, private courtyard, plus a super luxe ensuite bathroom with king size spa; the remaining 2 robed bedrooms share the super-mod bathroom and huge laundry including a shower with easy indoor/outdoor flow - perfect post-dip. Yet relaxation reigns outside, the solar heated pool draws you out from the gabled alfresco area complete with café blinds, a perfect backyard to entertain year round. Where better than here to plan your Island escape? You'll love:

- 3 bedroom, 3 bathroom on 640sqm allotment
- 2-car garage with auto roller doors
- Solar heated pool
- Outside W/C
- Ducted R/C A/C
- Luxe master with BIRs and spa bathroom
- Roller shutter security and alarm
- Mains Gas BBQ fitting
- Garden/tool shed/secure pool equipment storage nook
- Gas heating to formal living room

\*If a land size is quoted it is an approximation only. You must make your own enquiries as to this figure's accuracy. Harcourts Smith (Kate Eliza Real Estate Pty Ltd) does not guarantee the accuracy of these measurements. All development enquiries and site requirements should be directed to the local govt. authority.\* Purchasers should conduct their own due diligence and any information provided here is a guide and should not be relied upon. RLA 325043