

116A Dunrobin Road, Warradale, SA 5046



House For Sale

Wednesday, 31 January 2024

116A Dunrobin Road, Warradale, SA 5046

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: House



Christopher Jenman
0404662701



Brad Donaldson
0451644099

Auction Saturday 17th February at 11.30am (USP)

Welcome to 116A Dunrobin Road - where modern living meets convenience! This brand new haven is the perfect family retreat, strategically located just a short distance away from Warradale train station, ensuring that both the bustling CBD and the serene beach are easily within reach. Step through the front door into a spacious open area that effortlessly flows down into a contemporary kitchen. The kitchen features a sleek long island bench, adorned with stainless steel appliances, and a convenient butler's pantry. This family-friendly abode features four generously sized bedrooms, each equipped with built-in robes for efficient storage. The master bedroom on the lower level comes complete with an ensuite and walk-in robe, while the second master bedroom on the second storey offers the luxury of an ensuite, walk-in robe and balcony access - perfect for enjoying those warm summer evenings. The main bathroom, featuring a relaxing bathtub, serves the remaining bedrooms. Step outside to a covered space, ideal for alfresco dining and entertaining guests, accompanied by a lush grassed area for outdoor play and relaxation. Additional features include ducted air conditioning, timber flooring throughout, and a double garage. Beyond the doorstep, discover a world of convenience with Westfield Marion, Brighton Beach, and Marion Aquatic Centre just moments away. Quality education is at your fingertips, with Brighton Secondary School within the zoning. What we Love: • Spacious open living area • Kitchen with a sleek long island bench, stainless steel appliances, and a convenient butler's pantry • Four generously sized bedrooms, each with built-in robes • Master bedroom on the lower level featuring an ensuite and walk-in robe • Second master bedroom on the second storey with ensuite and balcony access • Main bathroom with a relaxing bathtub • Covered outdoor space ideal for alfresco dining and entertaining • Grassed area for outdoor play and relaxation • Ducted air conditioning • Timber flooring throughout • Double garage for convenient parking • Short distance from Warradale train station • Close to Westfield Marion, Brighton Beach, and Marion Aquatic Centre • Zoning for Brighton Secondary School

Auction: Saturday 17th February 2024 at 11:30am (unless sold prior) Any offers submitted prior to the auction will still be under auction conditions. It is the purchaser's responsibility to seek their own legal advice and a Form 3 Cooling-Off Waiver. PLEASE NOTE: This property is being auctioned with no price in line with current real estate legislation. Should you be interested, we can provide you with a printout of recent local sales to help you in your value research. The vendor's statement may be inspected at 411 Brighton Road, Brighton SA 5048 for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it commences. Disclaimer: 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.