

12 Westbury Court, Oakden, SA 5086



Sold House

Wednesday, 20 September 2023

12 Westbury Court, Oakden, SA 5086

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 653 m2

Type: House



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\$898,000

Beautifully positioned in this whisper-quiet pocket of the north-east surrounded by a raft of leafy parks and reserves, 12 Westbury Court is a stellar example of contemporary charm packed with welcome modern inclusions as it delivers the picture-perfect upsize for your growing family. With fantastic size and space creating a footprint idyllically balanced for versatile living as much as easy, everyday entertaining, let the light-filled formal lounge at entry be the place to enjoy impromptu coffee catch-ups or spend quiet arvo's with the latest bestseller, while at the end of the long hallway the open-plan kitchen, dining and living blooms into purpose. From the spacious timber-clad chef's zone ready to serve or socialise, family area opening to a sunbathed backyard of lush, kid and pet-friendly lawn, and huge all-weather alfresco nestled beneath a gorgeous pitched pergola - whether you're whipping up delicious mid-week meals, hosting vino-inspired evenings with friends or soaking up weekend barbeque get-togethers, there's incredible lifestyle appeal in the making here. An exceptional base for long-term comfort, you'll find the 4-bedroom layout - including beautiful, bay-windowed master with private ensuite - superbly adaptable to suit a swathe of living needs, while a central bathroom with separate shower and relaxing bath, ducted AC throughout and family-friendly laundry ensure daily practicality is met with ease. Lovingly maintained and splendid as is, eventual updates adding more modern finesse are a privilege though not essential here. Along with everyday conveniences ranging from endless weekend adventure available at any number of the local reserves, Hillcrest Primary and Avenues College a stone's throw from your front door for hassle-free morning commutes, and shopping essentials can be found at either Gilles Plains or Greenacres both right around the corner.

FEATURES WE LOVE

- Beautiful open-plan kitchen, dining and living zone delivering easy, everyday entertaining and wholesome family time, as well as separate, second lounge area
- Spacious foodie's kitchen featuring fantastic bench top space, abundant cabinetry and cupboards, dishwasher, and gleaming stainless appliances
- Light-filled master bedroom with lovely bay windows, generous ensuite with spa and WIR
- 3 additional good-sized bedrooms, all with handy BIRs
- Central contemporary bathroom featuring separate shower and bath, as well as adjoining WC for added family convenience
- Durable tile floors, ambient LED downlighting and ducted AC throughout
- Splendid outdoor entertaining area with large pitched pergola and café blinds overlooking the sprawling and sunny backyard featuring lush lawn and low maintenance established gardens
- Generously sized powered workshop/garage with roller door for vehicle access
- Double garage and large storage shed/workshop

LOCATION

- Quiet residents' only enclave surrounded by popular reserves, parks and playgrounds
- Moments to either Hillcrest Primary or Avenues College for great access to schooling needs
- Less than 5-minutes to both Gilles Plains and Greenacres shopping centres for easy access to all your daily essentials
- Lots of city-bound public transport options and only 9km to Adelaide CBD

Auction Pricing - In a campaign of this nature, our clients have opted to not state a price guide to the public. To assist you, please reach out to receive the latest sales data or attend our next inspection where this will be readily available. During this campaign, we are unable to supply a guide or influence the market in terms of price.

Vendors Statement: The vendor's statement may be inspected at our office for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it starts.

Norwood RLA 278530 Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/ purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign.

Property Details: Council | Port Adelaide Enfield Zone | GN - General Neighbourhood \\ Land | 653sqm (Approx.) House | 260sqm (Approx.) Built | 1994 Council Rates | \$1,364.95pa Water | \$178.58 pqESL | \$325.25 pa