

13 Amos Way, Royal Park, SA 5014



House For Sale

Tuesday, 19 March 2024

13 Amos Way, Royal Park, SA 5014

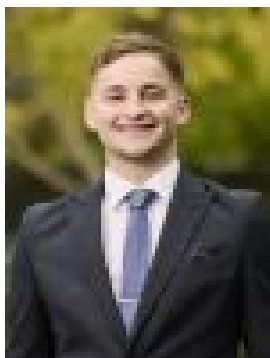
Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 474 m2

Type: House



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\$735,000 Best Offers By 5.00pm 9/5

Nestled in the heart of Royal Park, 13 Amos Way beckons with its charming allure and boundless potential. Think of it as a blank canvas, where you can make all of your dreams come true! Built in 1952, this delightful abode with an expansive backyard offers a place for the discerning buyer to imprint their personal touch and create a haven of comfort and style. Stepping inside, you're greeted by a light-filled living space, adorned with wooden floors that exude warmth and character. The open-plan kitchen/dining area beckons with its tile backsplash, ample cabinetry, and room for a cozy breakfast nook, setting the stage for culinary adventures and heartfelt gatherings with loved ones. The expansive living room offers versatility, while one of the bedrooms can easily be transformed into a second living area, providing endless possibilities to tailor the space to suit your lifestyle. Key features of this charming property include:

- Three bedrooms, offering flexibility and comfort
- Bathroom with a tub, providing a relaxing retreat after a long day
- Expansive living room and open-plan kitchen/dining area, ideal for modern living
- Wooden floors throughout, adding a touch of elegance and warmth
- Porch in the front and back, perfect for enjoying the fresh air and sunshine
- Expansive backyard with endless potential for a vegetable garden, pool, BBQ area, and more
- Land size of 474 sqm, offering ample space for outdoor enjoyment and entertainment
- Built in 1952, with a timeless charm and solid foundation

Located in the family-friendly suburb of Royal Park, this property boasts proximity to a host of amenities, ensuring convenience and comfort for residents. Families will appreciate the close proximity to reputable schools such as Hendon Primary School, Seaton High School, Edge Early Learning Royal Park, and Our Lady Queen of Peace School, providing quality education options for children of all ages. For leisure and recreation, Woodlake Reserve beckons with its scenic beauty and tranquil ambience, while Old Habits Cafe offers a cozy retreat for coffee enthusiasts and foodies alike. Royal Park itself is a welcoming community, with a wide variety of shops and amenities available within easy reach. From cafes and takeaways to supermarkets and homeware stores, everything you need is just a stone's throw away. Plus, with plenty of buses and stops nearby, commuting to the city or exploring the wider area is a breeze. Whether you're seeking a peaceful retreat or a vibrant community to call home, 13 Amos Way offers the perfect blend of comfort, convenience, and potential. Don't miss out on this rare opportunity to make it yours!

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 | CHARLES STURT Zone | HDN - Housing Diversity Neighbourhood Land | 474sqm (Approx.) House | 119sqm (Approx.) Built | 1952 Council Rates | \$TBC pa Water | \$TBC pa ESL | \$TBC pa