

13 Arcadia Avenue, Para Hills, SA 5096



Sold House

Friday, 11 August 2023

13 Arcadia Avenue, Para Hills, SA 5096

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 1020 m2

Type: House

\$669,000

Auction Location: On-Site AUCTION: Onsite, Saturday the 29th of July 2023 at 12:00pm Set in a peaceful location with your very own putting green overlooking a reserve opposite the home, and on a large 1020sqm (approx.) allotment with amazing views right from the rear deck. It is my pleasure to present to the market this large five-bedroom family home. Built c.1971 and having been a well loved and maintained family home by the current owner, with an abundance of features such as large living spaces, a beautiful pool area, as well as a self-contained granny flat in the rear yard, you couldn't ask for more! Features you will love: * Sizeable master bedroom with built-in robes * Three further well-proportioned internal bedrooms, one bedroom with built-in robes * Large light-filled family and dining room * Well laid out kitchen with great views * Off street parking for up to eight cars * Fantastic set down pool and entertainment area * Large self-contained granny flat including fifth bedroom * Double carport with electric roller door * Very much loved and maintained putting green * 50,000L (approx.) pool perfect for upcoming summer! You are spoilt for choice when it comes to local shopping and amenities. With the Para Hills Shopping centre and Para Vista IGA just around the corner, Ingle Farm shopping centre being only a five-minute drive away, and also Tea Tree Plaza just a little way further for all of your entertainment and specialty stores plus access to the O-Bahn only ten minutes away. For Public Transport, Stop 39D on Sleep Road is only a four minute walk away, providing a direct route to the CBD and also to TTP Interchange! Year Built | 1971 Land Size | 1020sqm (approx) Zoning | GN - General Neighbourhood \\ Local Council | City of Salisbury Council Rates | TBA Title | Torrens Easements | No Internal Living | 159sqm (approx) 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 and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at either of our two LJ Hooker Property Specialists Real Estate offices for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 208516