

13 Beasley Street, Marden, SA 5070

House For Sale

Wednesday, 27 March 2024

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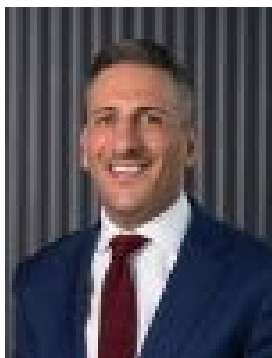
Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 723 m2

Type: House



Matthew Lipari
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Mark Lands
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Auction

On offer is this great opportunity located in the sought-after location of Marden and positioned close to an array of beautiful parks, reserves and eateries. This spacious property sits on a 723 square meter (approx) corner block and appeals to various types of prospective purchasers including investors, renovators, developers (STNC) and first home buyers. Perfectly positioned in a family-friendly location, this property is within close proximity to all the desired amenities. Marden Shopping Centre is a short walking distance away to cater for your weekly groceries and you can also find gorgeous cafes nearby to spend quality time with loved ones. The amazing outdoor and indoor recreation options nearby include the MARS Sports Centre, Lochiel Park Golf, Willow Bend Reserve and Payneham Oval. An added feature is the fact that you are only a 10-15 minute drive away (approx) from the Adelaide CBD for extra shopping, entertaining and dining options! Marden Senior College, Vale Park Primary School, St Joseph's Payneham and East Adelaide School are just a few of the quality education options available in the area and nearby suburbs. Be sure to secure this great property, you don't want to miss out! Key features include: > Upon entrance to the home, you will encounter a spacious formal lounge and dining room which allows you to spend quality time with family and friends. > The kitchen offers a gas cooktop, ample cabinetry and a skylight. > Three bedrooms with built-in robes. Bedroom one also offers a ceiling fan. > The generously sized mud room and laundry connect seamlessly together and provide external access for your convenience as well as an additional toilet and built-in cabinetry. > The main bathroom is neutral and includes a shower, a bath and vanity. > Step outside to the large backyard where you will find an undercover entertaining area and a massive garage / workshop.> The carport offers parking space for two vehicles with drive thru access into the garage / workshop to allow parking for an additional vehicle. The carport is accessible via Caleb Street. > A pit in the carport and garage. > Ducted reverse cycle throughout. Details:Certificate of Title | 5731 / 694Title | Torrens TitleYear Built | 1952Land Size | 723 sqm approxFrontage | 44.3 / 16.2 meters approxCooktop | GasCouncil | Norwood Payneham & St PetersCouncil Rates | \$TBA paWater Rates | \$TBC pqAll information provided has been obtained from sources we believe to be accurate. However neither the agent or vendor guarantee this information and we accept no liability for any errors or omissions. All interested parties should seek their own independent legal advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at Lands Real Estate's office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 1609.