

**13 Deakin Street, Blair Athol, SA 5084**

**Sold House**

Friday, 11 August 2023

13 Deakin Street, Blair Athol, SA 5084

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Area: 323 m2**

**Type: House**



Steve Moffatt  
0418180157

**\$495,000**

Welcome to 13 Deakin Street, a charming house that presents an amazing opportunity for those seeking a comfortable home in a great location to live in or one for the investors, the property is currently available for sale making it an ideal choice for buyers looking to settle down or add to their investment portfolio. The home boasts two spacious bedrooms with a sparkling new bathroom with walk-in shower alcove, master bedroom features bedroom 3 converted to a dressing room with plenty of space, currently layout as 2 bedrooms with the possibility of converting the walk in wardrobe dressing room back into a third bedroom if desired, plus a bright spacious lounge room leading to the kitchen /dining with gas cooking and access to the rear yard. Total land area of 323 square meters offering plenty of room for both indoor and outdoor activities with low-maintenance garden design ensuring that you can spend more time enjoying your new home and less time on upkeep. Convenience is key when it comes to location, and 13 Deakin Street delivers just that. Situated near schools, shops, and various amenities, you'll have everything you need right at your doorstep. Shopping centers such as Churchill Centre, NorthPark, and Sefton Plaza are just a short distance away, ensuring that your retail needs are easily met. Public transport options are also readily available on Main North and Prospect Roads. Families with children will appreciate the proximity to schools like St Paul Lutheran School, St Brigid's School, Blair Athol North School B-7, Our Lady of the Sacred Heart College, Roma Mitchell Secondary College, Blackfriars Priory School, and many more. Don't miss out on this fantastic opportunity to own a well-maintained property in a sought-after location.\*If a land size is quoted it is an approximation only. You must make your own enquiries as to this figure's accuracy. Harcourts Smith (Kate Eliza Real Estate Pty Ltd) does not guarantee the accuracy of these measurements. All development enquiries and site requirements should be directed to the local govt. authority.\*Purchasers should conduct their own due diligence and any information provided here is a guide and should not be relied upon.\*The vendor's statement may be inspected at 77 Semaphore Road, Semaphore for 3 consecutive business days immediately preceding the auction; and at the auction; for 30 minutes before it starts. RLA 325043