

13 Manallack Court, Barmera, SA 5345



House For Sale

Wednesday, 17 January 2024

13 Manallack Court, Barmera, SA 5345

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 966 m2

Type: House



Raphael Liddle
0405005138



Karen Nash

Best Offers Closing the 7th of February

Stunning Lake Side Living! Take full advantage of this stunning chic residence which is surrounded by blue chip homes in the Lake side land division of Manallack Court. This executively appointed residence was completed in 2019, by GJ Gardner Homes. Offering an outstanding family blueprint of approximately 240m² (approximately) of exceptional living. The residence comprises a contemporary, modern entrance gallery which leads to the living space which incorporates the kitchen, dining & living areas. The kitchen is beautiful in design with an extensive island bench which can be best utilised as a breakfast bar or service area. Further features include walk-in pantry, gas cooktop, dishwasher, and ample storage options. The Master Suite is what all parents dream of! Featuring a large walk-in robe, contemporary en-suite that includes bright colour tones, shower, generous vanity, and toilet. Completing the sleeping zones are bedrooms 2, 3 & 4, all offering built in robes and ceiling fans. Positioned between the bedrooms is an additional living/activity space, this is an ideal area for the kids to have their very own space. For a more private setting you can escape to the theatre room which can be closed off by the character barn doors. Glass sliding doors can open to really maximise the alfresco area by bringing the outdoor in. At the rear of the property is the fire pit which is surrounded by the lush gardens. The property is fully fenced being child and pet friendly. Manallack Court is a cul-de-sac address and is positioned one street back from Lake Bonney. The small land division consists of Blue-Chip homes and is walking distance to the CBD of Barmera, hospital, Barmera sporting hub and adjacent to the Lake. The property is offered For Sale by Best Offers closing the 7th of February, 2024. Property Particulars: Land Size 966m² Build Date 2019 Council Rates \$900 per quarter approximately Sa Water domestic water Solar System 6.6 k/w approximately Ducted heating/Cooling Garage Automated irrigation system Outdoor entertaining area 2 x 22,500 litre rainwater tanks Fire pit area Disclaimer: In preparing this information we have used our best endeavours to ensure details contained herein are true and accurate, however we accept no responsibility and disclaim all liability in respect of any errors, omissions or inaccuracies. Prospective purchasers should make their own enquiries to verify the information contained herein. RLA62833