

13 Palmer Road, Elizabeth Park, SA 5113



House For Sale

Wednesday, 22 November 2023

13 Palmer Road, Elizabeth Park, SA 5113

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 800 m2

Type: House



Mark Fricker
0413000845



Kallan Bowshire
0488222882

Auction \$465,000

Auction Location: On Site

Introducing to the market, an exceptionally spacious family home nestled on a sprawling allotment, meticulously maintained to epitomise the quintessential, laid-back Australian lifestyle. Boasting a large, manicured backyard, complete with an entertainment deck, this residence not only offers prime land with a wide frontage but also promises an alluring lifestyle for discerning buyers. Upon entering, the home unfolds with delightful character accents, featuring original pinewood floorboards that contribute to its timeless charm. The thoughtful layout caters to the dynamic needs of a bustling family, providing ample space for relaxation and unwinding. Comprising four well-sized bedrooms, a central main bathroom, and an inviting living space, the house exudes warmth and comfort. The bespoke kitchen, along with a spacious living and dining area, takes center stage at the heart of the layout, tailored to suit the diverse needs of the entire family. Step outside, and a generously sized rumpus room awaits, offering versatility as a teenage retreat, home office, or an additional bedroom – the choice is yours! Alternatively, unwind and bask in relaxation under the decked pergola, overlooking the expansive rear yard where pets and kids can play freely. Convenience is key with covered parking provided by a carport and a drive-through option leading to a garage. Your storage needs are effortlessly met with an additional store room. This home encapsulates genuine value, presenting the new homeowner with a myriad of possibilities. Choose to reside and embrace its current state, embark on renovations to add personal touches, consider leasing for potential returns, or explore potential redevelopment opportunities (subject to planning approval). Features that make this home special:- Master bedroom with built-in robe and split-system air-conditioner - Good sized bedrooms 2, 3 and 4, complete with built-in robes, bedroom 2 with ceiling fan and bedroom 4 with air-conditioning - Timeless kitchen with 900mm gas cook top and oven, sweeping bench tops, dishwasher and ample cupboard and bench space- Open plan dining and living room with ceiling fans and air-conditioning - Modern main bathroom with bath and shower- Laundry incorporating second toilet for convenience- Store room - Spacious verandah where you can relax and unwind or host family and friends- Decked pergola overlooking the large backyard - Carport with direct access into garage/shed- Large gravel driveway for additional off-street parking

Perfectly positioned, Elizabeth Park, offers an ideal blend of convenience and leisure. A quick drive brings you to the bustling hub of Elizabeth Shopping Centre, providing access to a plethora of shopping and entertainment options. Seamless connectivity is ensured with nearby public transport options, while a range of schools and parks add to the community's appeal. Sports enthusiasts will appreciate the proximity to the Elizabeth Park Tennis Precinct, contributing to a well-rounded and vibrant lifestyle for residents. Enjoy the best of suburban living with easy access to amenities and recreational facilities in the heart of Elizabeth Park. All information contained herewith, including but not limited to the general property description, price and the address, is provided to Boffo Real Estate by third parties. We have obtained this information from sources we believe to be reliable; however, we have not verified and do not guarantee its accuracy. The information contained should not be relied upon and you should make your own enquiries and seek advice in respect of this property or any property on this website. The Vendor's Statement (Form 1), the Auction Contract and the Conditions of Sale will be available for perusal by members of the public - (A) at our office located at 78-80 North East Road, Walkerville for at least 3 consecutive business days immediately preceding the auction; and (B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences. RLA 313174