

136A St Bernards Road, Magill, SA 5072

Residential Land For Sale

Wednesday, 17 January 2024

136A St Bernards Road, Magill, SA 5072

Area: 706 m2

Type: Residential Land



Wally Armanios
0433232398

Contact Agent

Currently rented for \$1200 fortnightly till October 2024 This charming 3-bedroom residence, recently updated to captivate first-time buyers, boasts an irresistible appeal and promises enduring comfort in the highly coveted east. Nestled on a generous 706m² plot, the property exudes family-friendly functionality. The sunlit layout seamlessly transitions from a spacious formal lounge to a freshly renovated, modern kitchen and meals zone, extending effortlessly to a backyard oasis perfect for alfresco gatherings. The residence accommodates three airy bedrooms, with the master featuring a private ensuite. Whether it's a young couple envisioning future expansions or a growing family contemplating redesigns, the property offers vast potential for renovations, extensions, or even a fresh start from the ground up (STCC). Meticulously presented, this house-proud home requires no additional effort, providing a perfect starting point for its new occupants. Beyond its aesthetic appeal, the property is ideally located with everyday conveniences at arm's reach. Proximity to public and private schools, a short stroll to the iconic Morialta Conservation Park, and vibrant shopping precincts with trendy cafes and specialty stores nearby make it an address with a lifetime view on the horizon.

Key Features:

- Brand new kitchen with ample bench space and stainless appliances
- All-weather alfresco area
- Light-filled formal lounge with ambient LED downlights and a gas wall heater
- Generous master bedroom with wide windows, split-system AC, and ensuite
- Two additional spacious bedrooms with built-in robes
- Large bathroom with natural light and family-friendly laundry with storage
- Sunny and spacious backyard with a large grassy lawn and established fruit trees
- Driveway accommodating parking for three cars
- STCC potential for two dwellings
- Proximity to schools, parks, shopping centers, and essential amenities

Specifications:

- Built in 1970
- Land size: 706m² with a 15.7m frontage
- Council Rates: \$2,092.25pa (approx)
- Emergency Services Levy: \$175.75pa (approx)
- SA Water: \$203pa (approx)

Disclaimer: While we believe the information provided is accurate, we cannot guarantee its accuracy and accept no liability for errors or omissions. Interested parties should conduct their own enquiries and seek legal and financial advice