

**14 Fifth Avenue, Ascot Park, SA 5043**



**House For Sale**

Tuesday, 16 January 2024

14 Fifth Avenue, Ascot Park, SA 5043

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 1005 m2**

**Type: House**



Travis Denham



Michelle Draper  
0420278550

**\$799k - \$849k**

Offer Close 12pm Monday, 22nd January 2024. Travis Denham and Michelle Draper proudly present to the market 14 Fifth Avenue, Ascot Park. Positioned on an extensive 1005 sqm block (approx.) this property is sure to appeal to creative renovators, developers, and savvy investors who are looking to expand their property portfolio. Situated in an extremely central location and within close proximity to local amenities such as schools and shops, this residence presents the perfect opportunity to secure quality real estate in an ideal location. The home offers a spacious and functional floor plan, catering perfectly to your creative and individualist customisations. The home is complete with an open-plan living, dining and kitchen area, three generously sized bedrooms and a huge backyard. Allow your imagination to run wild with endless versatility and space that this allotment has to offer (STCC). This rare opportunity to make this residence and land your own, is truly one you do not want to miss out on. As far as location goes, it doesn't get much better than this! The home is within close proximity to a number of quality schools including Edwardstown Primary School, Black Forest Primary School, Emmaus Christian College and Plympton International College. A short drive will land you at Flinders University, Flinders Hospital and Westfield Marion Shopping Centre. There is also a number of quality parks and reserves surrounding the home to enjoy. Public transport to and from home will be a breeze as you are just minutes away from Edwardstown Railway Station and a number of bus stops - there is no doubt that this home is in an exceptionally convenient location. Disclaimer: All floor plans, photos and text are for illustration purposes only and are not intended to be part of any contract. All measurements are approximate, and details intended to be relied upon should be independently verified. (RLA 299713) Magain Real Estate Brighton Independent franchisee - Denham Property Sales Pty Ltd