

**14 Jersey Road, Happy Valley, SA 5159**



**House For Sale**

Thursday, 9 May 2024

14 Jersey Road, Happy Valley, SA 5159

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Type: House**



Christopher Jenman

0882928300

## Auction (USP)

Welcome to your future home nestled in the heart of Happy Valley! This picturesque abode, tucked away on a tranquil, tree-lined street, embodies comfort, convenience, and luxury. Spread across an impressive 720sqm (approx.) corner block, this four-bedroom family haven offers the space and practicality you've always dreamed of. Step inside, and you're greeted by a spacious living and dining area, where a cosy gas fireplace beckons you to unwind. Elevated ceilings create an expansive atmosphere, fostering the perfect setting for intimate family gatherings or lively dinner parties. The addition of a split system air conditioner ensures year-round comfort, making every moment spent here a delight. Venture further into the home, and you'll discover a well-appointed kitchen boasting a gas stove top and ample cupboard space. Another split system air conditioner ensures comfort while cooking or entertaining, ensuring that your culinary adventures are always a pleasure. Adjacent to the kitchen lies a second living space, offering even more versatility for family activities or hosting guests. Retreat to the main bedroom, your personal haven complete with carpeting underfoot, a split system air conditioner for customised comfort, and a ceiling fan to keep you cool on warm nights. A modern ensuite bathroom and walk-in wardrobe add a touch of luxury, ensuring convenience and privacy in equal measure. Three additional bedrooms await, each thoughtfully designed with ceiling fans and split system air conditioners for year-round comfort. The second and third bedrooms even come equipped with built-in wardrobes, maximising storage space and practicality. The centrally located main bathroom features a full-size bathtub, shower, and vanity, while a separate toilet space ensures ultimate privacy. Practical amenities abound, with a separate laundry space boasting excellent cupboard space for added convenience. Step outside, and you'll find a sprawling undercover entertainment area, perfect for hosting gatherings or savouring alfresco dining. The backyard beckons with its own private oasis, featuring a large swimming pool and a stunning undercover decking area overlooking the pool—a haven for relaxation and enjoyment. Completing the picture is a manicured lawn area and a double garage, providing secure parking or additional storage. And with solar panels ensuring energy efficiency and extra savings, this home truly has it all. Conveniently located near public transport and Happy Valley Foodland, with esteemed schooling options like Braeview School and Reynella East College within easy reach, this property offers the best of suburban living with urban conveniences close at hand. Not to mention, this home is close to the beach & just a short commute away from the Adelaide CBD. Don't miss out on the chance to make this remarkable property your new home—it's the whole package!

**What we Love:**

- Situated on a large 720sqm corner block
- Spacious living area with elevated ceilings, a gas fireplace & split system air conditioner
- Well-appointed kitchen with breakfast bar, gas stove top & ample cupboard space
- Master bedroom with walk-in robe and modern ensuite bathroom
- All four bedrooms feature a split system air conditioner & ceiling fan
- Bedrooms 2 and 3 with built-in robes
- Centrally located main bathroom with a bathtub and shower
- Separate toilet for privacy & convenience
- Undercover paved alfresco area
- Large in-ground swimming pool
- Decked undercover area for poolside relaxation
- Secure double garage
- Walking distance to Happy Valley Shopping Centre
- Short drive to Aberfoyle Hub Shopping Centre and Hallett Cove Shopping Centre
- Close to The Vines Golf Club Reynella and walking trails around Happy Valley Reservoir
- 13-minute drive to Hallett Cove Beach
- Zoned for Reynella East College
- Just a short commute to the Adelaide CBD

**Auction:** Sunday, 26th May 2024 at 11:30am

Any offers submitted prior to the auction will still be under auction conditions. It is the purchaser's responsibility to seek their own legal advice and a Form 3 Cooling-Off Waiver. PLEASE NOTE: This property is being auctioned with no price in line with current real estate legislation. Should you be interested, we can provide you with a printout of recent local sales to help you in your value research. The vendor's statement may be inspected at 742 Anzac Highway, Glenelg, SA 5045 for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it commences.