

**14 Madigan Crescent, Woodcroft, SA 5162**

**Raine&Horne.**

**House For Sale**

Thursday, 13 June 2024

**14 Madigan Crescent, Woodcroft, SA 5162**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 300 m2**

**Type: House**



Alan Gobec

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**\$600,000 - \$650,000**

Located on a quiet street amongst other well-presented homes, this charming 3BR home presents a great offering for busy professionals, young growing families, through to down-sizers seeking a secure & easy-care lifestyle. Ideally situated within walking distance to Woodcroft Plaza Shopping Centre, local schools, public transport, and an attractive reserve that runs off the Crescent, this well-designed home combines comfort & convenience in an excellent location close to facilities. Step inside to a contemporary layout which features three carpeted bedrooms all positioned off the central hallway, each with built-in robes. Also off the hallway, the family bathroom, separate toilet, and separate laundry are all conveniently located close to the bedrooms. So popular with contemporary design, the tiled open-plan living, and adjoining casual meals are located at the rear of the home and are overlooked by the neat kitchen which features functional storage, an under-bench oven with gas hotplates, and a handy breakfast bar serverly to the meals area. Looking out to the private rear courtyard garden, this rear section of the home encompasses the relaxed and welcoming feel throughout. For year-round comfort, this lovely home features gas heating, and there is also ducted evaporative air-conditioning. Situated on a low-maintenance size allotment, the garden is well-established and ideal for those seeking an easy-to-maintain yard. The undercover outdoor entertaining area provides a delightfully private place to relax with family & friends, and there is also a small powered garden shed for external storage. Complete with a remote entry single lock-up garage UMR which has secure internal access into the home, this charming home would make a great place to call home and is a must for your inspection. Be quick! Please phone Alan of Raine & Horne Morphett Vale for further details. RLA144653.\*Neither the Agent nor the Vendor accepts any liability for any errors or omissions in this advertisement (including but not limited to the property's land size, dimensions, floor plan, build size, and condition). Any details intended to be relied upon should be independently verified by interested parties.