

**14 Monterey Court, Happy Valley, SA 5159**



**Sold House**

Friday, 3 November 2023

14 Monterey Court, Happy Valley, SA 5159

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 560 m2**

**Type: House**



Danielle Comer  
0431560402



Rachael Farror

## Contact agent

Please contact Danielle Comer or Rachael Farror from Magain Real Estate for all of your property enquiries. Nestled in the serene and family-friendly suburb of Happy Valley, this remarkable two-story residence offers the perfect blend of comfort, convenience, and charm. Located just a stone's throw from the highly-regarded Braeview Primary School, local shops, and excellent public transport options, this property is the embodiment of a prime location. As you step inside, you'll be greeted by a neat and inviting entrance. To the right, you'll discover a formal lounge, providing an ideal space for relaxation and entertaining. To the left, a second living area and dining room beckon, offering ample room for family gatherings and everyday life. The heart of this home is an updated kitchen, complete with a gas cooktop and storage closet, plus tranquil views of the well-maintained garden. Finishing off this level is a handy toilet found just off the laundry, making it ideal for guests. A graceful staircase leads to the second level, where you'll find all three spacious bedrooms. The master bedroom is a haven of comfort, featuring a large walk-in robe and a convenient storage nook. Bedroom two comes complete with a ceiling fan, adding to your comfort and relaxation. All bedrooms offer easy access to the immaculately presented main bathroom, boasting a shower, bath, vanity, and toilet. Glass sliding doors from the dining area open up to the rear of the property, revealing a paved entertaining area shaded by a flat-roof pergola, perfect for alfresco dining. Additionally, the yard features a paved ramp leading to a second level adorned with charming garden beds, a small grassed area, and a single garage with power connected and convenient drive-through access from the front carport. Additional features include a single carport, split system heating and cooling, a Puratap for fresh, filtered water, gas instantaneous hot water system for efficiency, and a small garden shed for storage. This is more than a home; it's a lifestyle opportunity waiting to be embraced. Don't miss your chance to make this property your own and enjoy the countless benefits of living in Happy Valley. 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. Magain Real Estate Happy Valley RLA | 222182