

15 Kingsley Court, Mount Gambier, SA 5290

House For Sale

Friday, 24 May 2024



15 Kingsley Court, Mount Gambier, SA 5290

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 1125 m2

Type: House



Al Lamond
0418849266



Ben Ransom
0400870362

\$629,000-\$669,000

Nestled in the popular Conroe Heights area on a beautiful tree lined quiet cul-de-sac. Four bedrooms, two with built in robes, main bedroom complete with walk in wardrobe and ensuite bathroom. Open concept living warmed with gas wall furnace heater. Solid timber kitchen offering plenty of cupboards, electric cooking appliances and dishwasher, a breakfast bar overlooking family room & dining area with generous sprawling views to the outdoor alfresco and established garden beyond. The home has several occasional living areas to set up and use how you please that includes a second formal living room upon entry to the home + a sunken formal dining room that could be used as a work from home space. Double car garage, separate from under main roof, garage has power connected, walls are lined + one remote roller door. Space for a third vehicle or caravan alongside the garage. Secure private yard for ideal for pets and children to be kept safe to play freely, there is even an open fire to enjoy when entertaining and a gazebo for after work wines & relaxing. With a clever and functional design layout this home adapts for any demographic or family dynamic whatever the stage of life, starting out, upsizing with a growing family, downsizing, or investing this home is versatile enough to accommodate. Extra Information: Council Rates / \$1,695.72 p/a SA Water Supply Charge / \$74.20 p/qtr SA Water Sewer Supply Charge / \$99.98 p/qtr Emergency Services Levy / \$102.00 p/a Independent Rental Appraisal / \$520-\$550 p/w Land Size / 1125 m² Council / City of Mount Gambier Zoning / Suburban Neighbourhood Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice. Please read the Consumer and Business Services Form R7 http://www.cbs.sa.gov.au/assets/files/form_r7_warning_notice.pdf in reference to any financial or investment advice contained within this communication. Liability limited by a scheme approved under Professional Standards Legislation.