

16 Ella Crescent, O'Halloran Hill, SA 5158

House For Sale

Tuesday, 7 May 2024



16 Ella Crescent, O'Halloran Hill, SA 5158

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 579 m2

Type: House



Rajwant Singh
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Auction On-Site Tuesday 28th May 5:30PM

An absolute shoo-in for first-time buyers, young couples eager for space to grow, or even those keen to secure a top-notch investment - 16 Ella Crescent captures picture-perfect modern living, beautifully updated throughout, and nestled in a residents' only pocket where waterfront walks and scenic nature trails elevate your surrounds. Set on a spacious block of nearly 600m², step into a wonderfully light-filled haven spilling with easy, open-plan entertaining potential. With banks of wide windows creating a bright and airy vibe, along with the living, dining and sweeping modern kitchen ensures the resident foodie can whip-up nightly deliciousness while staying just a cheerful conversation away from friends or keeping a close eye on the little ones. Delivering a very comfortable 3-bedroom footprint, all with handy built-in robes and main with AC, sparkling bathroom featuring separate shower and bath, and functional laundry leading to a sunny backyard where lovely lawn space provides plenty of outdoor enjoyment. Functionality aside, there's also a host of welcome updates - from ambient LED downlights throughout, durable floating floors, AC and breezy ceiling fan in the main living - there's lots to love and little, if anything, to change. Well positioned easy-reach to both Adelaide's bustling metro south, as well as the pristine sands of the iconic mid-coast instantly make this home a super convenient steppingstone that puts Westfield Marion, a raft of nearby Conservation Parks inviting endless weekend adventure, and impeccable summer season appeal all on your radar. Plus local schools are around the corner, Happy Valley Shopping Centre for all your daily essentials, and so is the Southern Expressway to zip you to the CBD if further south in a flash.

FEATURES WE LOVE

- Light, bright and airy open-plan living, dining and kitchen combining for a fun-filled entertaining hub
- Modern foodie zone flush with great bench top space, abundant cabinetry and cupboards, and gleaming stainless appliances including dishwasher
- Functional 3-bedroom floorplan, all featuring BIRs and main with AC
- Sparkling modern bathroom featuring separate shower and bath, as well as separate WC for added family convenience
- Practical laundry with storage, stylish floating floors and LED downlights throughout
- Sunny and spacious backyard with lovely lawn area to play or let the family dog roam
- Secure carport/garage and garden storage shed

LOCATION

- Close to scenic walking trails and leafy reserves
- Around the corner from Braeview or Woodend Primary for easy morning commutes
- 5-minutes to Happy Valley Shopping Centre, with plenty of local cafés and tasty takeaway eateries dotted throughout the area
- Less than 10-minutes to Hallett Cove Beach, 12 to the bustling Westfield Marion, and a quick 15 to the thriving Port Noarlunga for more mid-coast action

Auction Pricing - In a campaign of this nature, our clients have opted to not state a price guide to the public. To assist you, please reach out to receive the latest sales data or attend our next inspection where this will be readily available. During this campaign, we are unable to supply a guide or influence the market in terms of price.

Vendors Statement: The vendor's statement may be inspected at our office for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it starts.

Norwood RLA 278530 Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/ purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign.

Property Details: Council | Marion Zone | SN - Suburban Neighbourhood Land | 579sqm (Approx.) House | 110sqm (Approx.) Built | 1985 Council Rates | \$TBC pa Water | \$TBC pa ESL | \$TBC pa