

16 Sylvan Circuit, Noarlunga Downs, SA 5168



House For Sale

Saturday, 10 February 2024

16 Sylvan Circuit, Noarlunga Downs, SA 5168

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 574 m2

Type: House



Jackie Scott

\$749k - \$789k

Impeccably presented and full of light from start to finish, this well laid-out home embraces everyone from growing families to downsizers with multiple living zones, double garage, secure rear gardens and open-plan living with room to roam. Perfectly positioned within a friendly and peaceful neighbourhood, this property is perfect for those searching for a convenient and comfortable lifestyle. Beautifully set on a corner allotment you are welcomed home to an established low maintenance front garden, a spacious double driveway leading you to the secure double garage plus there are gates on both sides of the home with access to the backyard. Step inside through the double front doors and into the spacious entry foyer, creating an exciting first impression for you and your visitors. This gorgeous home offers a neutral colour scheme and fantastic natural light that is complemented by the easy-care floating flooring. Located at the front of the home is the lounge room, there is ample space for the whole family to spread out and relax, while watching a movie together. From here you can make your way down into the heart of the home, the open plan kitchen, dining and living area located at the rear. The kitchen is a true gem, equipped with stainless steel appliances including a gas cooktop, electric oven and dishwasher, providing all the necessary tools for culinary creations. Sweeping laminate benchtops with a breakfast bar offers ample room for meal preparation or casual meals and there's plenty of storage space in the under-bench and overhead cabinets, plus a built-in pantry for added convenience. Whether you're hosting a dinner party or enjoying a family meal, the kitchen's open layout creates a warm and inviting atmosphere for gatherings and everyday living. From the dining room, sliding doors open to the outdoor entertaining area, ideal for indoor-outdoor living. The three good-sized bedrooms are spread out across the home's free-flowing floor plan, offering plenty of space for rest and relaxation for the whole family. The master bedroom is conveniently located at the rear, providing a private retreat, it features an ensuite bathroom, a walk-in robe and sliding door access to a lovely alfresco area, the perfect spot to start your day with a morning cuppa. Bedroom two has a built-in robe and the third has a walk-in robe, while all enjoy plush carpets under foot. The guest bedrooms are separated by the three-way main bathroom, which includes a bathtub, a step-in shower, a large vanity, and separate toilet for absolute convenience. Additional features include ducted & zoned reverse cycle air conditioning, a well-equipped laundry with external access and solar panels (2kW system) to reduce your electricity bills while helping the environment. Situated on an allotment of around 574m² the outside will continue to delight with two undercover entertaining areas, beautifully manicured gardens and plenty of room for everyone to enjoy. Whether you're entertaining friends, relaxing at the end of the day or simply enjoying quality time with the people you love, the huge, pitched roof pergola provides an inspired space to appreciate the beautiful surroundings. This truly fabulous outdoor area has two ceiling fans, lights and paved flooring. From here you can watch over the kids and pets playing in the private fully fenced backyard with lush lawn and established plants. The nearby alfresco area delivers an additional space to sit back and relax with family and friends, boasting a pitched roof with a ceiling fan, plus paved flooring that connects both outdoor areas. A garden shed can also be found in this space providing extra storage of your tools and toys. The double garage has automatic roller doors, internal access to the home and drive through access to the backyard, plus there's additional off-street parking on the driveway. This impeccable home is guaranteed to tick all the boxes, making it an ideal choice for families, first home buyers, and investors. A wonderful opportunity to simply move in and enjoy the life of leisure you deserve. For more information or inspection times, please call Jackie Scott on 0409 090 959. Disclaimer: 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. RLA222182