

**17 Nalara Avenue, Loxton, SA 5333**



**Sold House**

Friday, 3 November 2023

17 Nalara Avenue, Loxton, SA 5333

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 5**

**Area: 1054 m2**

**Type: House**



Greg Cram

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Tim Dennis

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**\$525,000**

• Attractive brick veneer, colourbond roof residence on 1054m<sup>2</sup>• Quality built by the late James Jachmann, built in 2002• Proudly nestled on a gentle elevation with landscaped gardens• Three great sized bedrooms each with BIR's & ceiling fans• A tiled floor spacious games/craft room could easily be your fourth• Extra-large two way bathroom off the master retreat with shower/bath/vanity• Blackwood galley kitchen with floor & overhead cupboards and corner WIP• Formal & informal lounge/living spaces with hard floors• Roller shutters to all front windows plus each with dual blinds• All season climate control with reverse cycle air-conditioning, ducted & zoned• Fully lined attic with spring loaded ladder in the ceiling, 3.8KW solar on roof• Extra-large, tiled splash back and floor laundry has abundant storage• Main garage has automated entry with a rear roller door into the back yard• Gable roof car shelter is between the garage and brilliant shedding• The 30x20' colourbond shed has multiple hanging storage shelves• Full length fernery with shade cloth shelter is adjacent to the residence• Low maintenance gardens which have fully automated watering• Three large rainwater tanks, each connected are plumbed to run the home• Optional choices of entertaining out the front courtyard or full length paved area at the back• Full length shade cloth screens shelter the rear of the home, with some retractable• An amazing residence, quality built and perfect for either the retirees or busy executivesRLA: 315295