

19 Rotz Court, Golden Grove, SA 5125

House For Sale

Wednesday, 17 April 2024

19 Rotz Court, Golden Grove, SA 5125

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 443 m2

Type: House



Mark Lands
0402209563



Stephanie Medonza
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\$619,000 - \$649,000

On offer is this amazing property that has been impeccably maintained and is positioned adjacent to Cobbler Creek Recreation Park. Featuring three good sized bedrooms, a beautiful open plan kitchen, dining and living room as well as a wonderfully presented backyard, this property appeals to a wide range of buyers. Be sure to secure this great home, you don't want to miss out! Delightfully nestled at the end of a peaceful court and only a stones' throw from Cobbler Creek Recreation Park, this home is surrounded by lovely parks and reserves, allowing you to embrace the outdoors. The Grove Shopping Centre is a short distance away and offers Woolworths, Big W, Groveway Medical and so many more valuable amenities for your convenience. Beautiful cafes and restaurants are also nearby, allowing you to dine and spend time with family and friends. The quality schools in the area include Pedare Christian College, King's Baptist Grammar School, and Gulfview Heights Primary School. Key features include: > Large double width carport which provides you with additional parking space and is perfect for those with a caravan or boat! > The master bedroom features a walk-in robe and direct access to the main bathroom. > Two additional bedrooms with a built-in robe to bedroom two. > The light filled open plan kitchen, dining and living area connect seamlessly to the outdoor entertaining area, making this the perfect space to spend time with loved ones. > The neat kitchen comprises a dishwasher, a gas cooktop, ample cabinetry and convenient two way access. > Step outside to the wonderfully maintained backyard which offers established gardens, views to Cobblers Creek, a powered shed / workshop and outdoor roller blinds, allowing you to dine outdoors all year round. > Neutral bathroom which includes a shower, a bath, a vanity and a toilet. > An additional toilet for your convenience.> The laundry offers built-in cabinetry and valuable external access. > Solar power system. > Ducted evaporative cooling throughout.> Gas heater to the open plan area. > Rainwater tank. > Security roller shutters to bedrooms two and three as well as the bathroom and kitchen. > Secure garage parking space for one vehicle. Details:Certificate of Title | 5216 / 989Title | Torrens TitleYear Built | 1995Land Size | 443 sqm approxCooktop | GasCouncil | City of Tea Tree GullyCouncil Rates | \$432.64 pqWater Rates | \$160.16 pqAll information provided has been obtained from sources we believe to be accurate. However neither the agent or vendor guarantee this information and we accept no liability for any errors or omissions. All interested parties should seek their own independent legal advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at Lands Real Estate's office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 1609.