

1B Dodd Avenue, Port Noarlunga, SA 5167

House For Sale

Thursday, 25 April 2024

1B Dodd Avenue, Port Noarlunga, SA 5167

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 611 m2

Type: House



Carly Frost
0883239300

Best Offer By 12pm Tues 7/05/24 (USP)

Situated in the charming area of Port Noarlunga, this residence is a showcase of durability and thoughtful design, featuring a double brick construction and a split-level layout that efficiently separates living areas & bedrooms. The interior is well-appointed with three bedrooms located on the upper level. The spacious kitchen is equipped with high-quality Smeg appliances, a Bosch dishwasher, and an electric cooktop. The home offers a R/C split system for heating & cooling and a wood combustion fire, ensuring comfort all year round. A beautiful lead light feature window brings a unique charm to the living space. Practicality extends throughout the home with two bathrooms and two toilets, alongside a living area designed for ease of maintenance with its tiled flooring. Storage solutions are integrated throughout offering ample space in the hallway for storage needs. The outdoor area of this property features a large in-ground pool, ideal for summer entertainment. There's also a substantial shed in the backyard that offers plenty of storage space or could be used as a workshop, with the added benefit of drive-thru access for vehicles. A spacious deck, equipped with café blinds, allows for outdoor dining or enjoying views, and the backyard is filled with various fruit trees, offering a great space for family activities and four legged friends. These outdoor amenities provide a practical yet enjoyable extension of the living space.

- Double brick, split-level home
- Three bedrooms and two bathrooms
- Smeg kitchen appliances and Bosch dishwasher
- Leadlight feature window and tiled flooring
- Ample storage space throughout
- In-ground salt swimming pool with brand new pump
- Large deck with café blinds and stunning views
- Huge shed and drive-thru access
- Spacious backyard with fruit trees

Certificate of Title 6051 Volume 599 Folio Title Type - Torrens Title Council - ONKAPARINGA
Zoning - Housing Diversity Neighbourhood Easement

-NO Encumbrance - NO Rates - Owner supplied and not verified by formal searches. Council Rates \$2,838.23 per annum Estimated Rental assessment \$520 - \$550 per week

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. (RLA 249515)