

**1B Eleventh Avenue, Woodville North, SA 5012**



**Sold House**

Thursday, 17 August 2023

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**Bedrooms: 3**

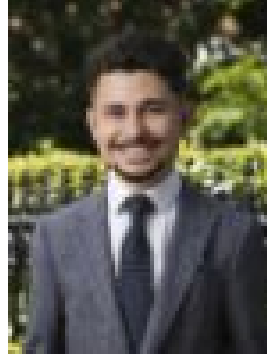
**Bathrooms: 2**

**Parkings: 1**

**Type: House**



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John Eglezos  
0413835213

**\$761,000**

Built in 2023 this home boasts a range of features designed to provide the utmost comfort, convenience and style for the discerning buyer. With meticulous attention to detail and a focus on contemporary aesthetics, this property is sure to captivate those seeking a sophisticated lifestyle - perfectly situated between the city and the sea. Ready to welcome its newest residents to the bustling and popular suburb of Woodville North. This modern gem is perfectly situated in Adelaide's west, surrounded by lush parks, playgrounds and expansive green spaces, making it an ideal haven for families, investors, or first home buyers. Step inside this exquisite residence and discover a thoughtfully designed layout that effortlessly combines comfort and style. With 3 bedrooms and 2 bathrooms, this property offers the perfect blend of functionality and luxury. Secure parking with a drive through garage and additional off street parking. The allure of this property is immediately apparent as you are a stone's throw away from picturesque greenery with a playground and tennis courts. The master bedroom provides a tranquil and wholesome atmosphere, complete with a walk-in wardrobe and a luxurious ensuite. Tiled floor to ceiling, the ensuite showcases a sleek shower, modern vanity, floating cabinetry and a toilet, ensuring peace and privacy at the end of a long day. Bedrooms 2 and 3 are thoughtfully designed with built-in wardrobes, maximising storage and organisation. The heart of the home lies in its stylish kitchen, adorned with sleek, high-gloss stone waterfall bench-tops and Euro stainless steel appliances including gas stove top, electric oven and dishwasher. This culinary corner also boasts additional storage space and a sink, while space for bar seating under overhanging pendant lights at the island bench ensures the kitchen remains clutter-free and primed for entertaining. Throughout the property, you'll find downlighting creating a warm and inviting atmosphere. A linen cupboard in the hallway outside the bathroom offers additional storage space, further enhancing the home's functionality, whilst the family bathroom is generously sized and also features floor to ceiling tiles. Stay comfortable year-round with ducted heating and cooling, ensuring the perfect temperature throughout the home. The airy colour palette throughout the property enhances the sense of space and tranquillity, while simultaneously providing a blank canvas for your personal touches and allows for an abundance of natural light. Convenience is at your fingertips with Armadale shopping centre only minutes away, where you'll find popular amenities. Additionally, recreational options abound, with tennis courts, netball courts, various playgrounds and a soccer oval all within the vicinity. Don't miss this opportunity to make this exceptional property your own. Experience the perfect fusion of modern living, scenic surroundings and a thriving community. Notable features include:

- Contemporary elegance with calming neutral tones
- Reverse cycle ducted air conditioning throughout
- No maintenance front and rear yard and striking front facade
- Quality fixtures and fittings
- Well thought out storage options through, inc over hanging cabinets in laundry
- High doors
- Close proximity to public transport
- Nearby schools include: Pennington Junior Primary School, Woodville Primary School, The Grove Education Centre, Woodville High School, Mount Carmel College, Findon High School, Seaton High School

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