

2/111 Ferguson Avenue, Myrtle Bank, SA 5064



Sold Unit

Thursday, 1 February 2024

2/111 Ferguson Avenue, Myrtle Bank, SA 5064

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 133 m2

Type: Unit



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Contact agent

Auction Sat, 17th Feb - 12pm Please note that this auction has been moved forward to Sat, 17th Feb - 12pm. A unit with the space and functionality of a larger standalone home or a standalone home with the ease of a unit? No matter how you describe it, there's no denying this community-titled, self-managed beauty with its own driveway, at the rear, in a group of just two, hits a rare sweet spot for downsizers, fast-paced professionals, first homebuyers and single-child families. Set back from Ferguson Avenue to create enviable sanctuary; this solar-powered colonial-style homette glows from the moment you step into its bay-windowed, north-facing lounge room, ensuring you instantly feel right at home. And with two big bedrooms, pine floors, updated bathroom, an unbreakable timber kitchen, lock-up garage, pitched roof pergola and a peaceful wraparound rear garden, the only thing better than being at home is leaving it to enjoy the breezy lifestyle it affords near public transport, parks/reserves, cafes, cosmopolitan Unley and the CBD beyond. A sweet spot, no matter how you describe it. Features we love...- So much more than a unit. A bonafide standalone home in a highly sought locale - Wide frontage on its own land at the rear of just two - Double brick construction - Large alfresco pavilion for year-round entertaining outdoors - Solar panels for reduced energy bills - Beautifully maintained and updated throughout - High ceilings and loads of natural light - Large, solid timber kitchen with dishwasher, gas cooktop, garden views and bundles of storage - Fully updated bathroom with walk-in shower and bathtub - Ducted heating and cooling - Storage includes mirrored built-in robes to main bedroom - Updated separate laundry - Lock-up garage and additional off-street parking - Beautifully presented landscaped, low-maintenance gardens, secured for pets and children - Metres from local shops/pharmacy and bus stops - A short drive from Mitcham Square, Frewville Foodland and Burnside Village CT
Reference - 5948/861 Council - City of Unley Council Rates - \$1,145.60 pa SA Water Rates - \$167.84 pq Emergency Services Levy - \$142.20 pa Land Size - 363m² approx. Year Built - 1967 Total Build area - 133m² approx. All information or material provided has been obtained from third party sources and, as such, we cannot guarantee that the information or material is accurate. Ouwens Casserly Real Estate Pty Ltd accepts no liability for any errors or omissions (including, but not limited to, a property's floor plans and land size, building condition or age). Interested potential purchasers should make their own enquiries and obtain their own professional advice. OUWENS CASSERLY – MAKE IT HAPPEN™ RLA 286513