

**2/13 Colton Road, Blackwood, SA 5051**



**Unit For Sale**

Monday, 22 January 2024

2/13 Colton Road, Blackwood, SA 5051

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



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## Contact Agent

You'll love coming home to this charming two-storey townhouse in the heart of Blackwood. Tucked into the hillside, beneath established gum trees, this home is packed with post-modern charm, including architectural spaces, full-height windows and brick feature walls. As you enter the home on the upper level, you will find a spacious, light-filled lounge ideal for family nights or entertaining guests. A second living area downstairs provides valuable extra living space, perfect as a teenager's retreat, a large home office or a quiet reading room. The beautifully updated kitchen strikes the perfect balance between style and function. A thoughtful layout, modern appliances, and lots of cupboard space combine with on-trend fittings with direct access to the quaint entertaining balcony. The upstairs bedroom has a built-in robe, delightful treetop views, and direct access to the balcony, where you can sip your morning cuppa to the sound of bird song. Downstairs, the second bedroom and extra living area overlook the easy-care courtyard garden. There is also a huge storage area and a handy second toilet. This location offers a lifestyle like no other. Take a short stroll to Blackwood Village, where all your shopping and dining needs are easily met. Blackwood train station is nearby for a convenient commute to the city, and there are several quality schools to choose from. Features we love: Character-filled two-storey townhouse Superb Blackwood location Light-filled living area Updated kitchen Balcony among the treetops Two bedrooms Downstairs living area Covered alfresco patio Easy-care courtyard garden 5.5kWh solar with battery Secure carport Walk to everything you need! It's almost impossible to resist the charm and lifestyle on offer here. Call Valerie Timms today. 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 275403