

2/21 Oak Avenue, Tonsley, SA 5042

NOAKES
NICKOLAS

Townhouse For Sale

Thursday, 7 December 2023

2/21 Oak Avenue, Tonsley, SA 5042

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 162 m2

Type: Townhouse



Michael Balawejder
0881663989

\$520K - \$540K

If you're looking for a convenient, stylish home or investment close to public transport, schools and Flinders University and Medical Precinct, this stylish address will be sure to tick plenty of your boxes on Oak Avenue. Behind a timeless brick façade, enjoy a private oasis offering three bedrooms, open plan and outdoor living and 1.5 bathrooms across its two-storey floorplan. Behind a secure fencing and a tidy front garden, enter directly into the lounge onto chic floating timber floors and take in feature lighting, and plenty of natural light too thanks to picture windows flanking the front door. A spacious dining room flows to the shaded pergola and the brand new kitchen, creating a wonderful atmosphere for entertaining. Cooking at home will be a joy between the plentiful counter space, the stainless steel gas cooktop, oven and dishwasher, plus plenty of storage within stylish white cabinetry. Upstairs to the sleeping quarters, three bedrooms offer peaceful retreats. Two are fitted with built-in robes and their own A/C units, the large main also encompassing that front-facing balcony, while all include the comfort of thick weave carpet. A well-maintained bathroom includes a family-friendly bath and quaint tiling, while you'll find a handy second W/C downstairs ideal for guests. Polished, comfortable and welcoming, this excellent address will appeal to investors and a variety of buyers alike. 10 minute walk to Flinders University, 15 minute walk to MAB and close to Tonsley TAFE. Walk to local hotspots Nammi Vietnamese and Habibi Kebab, spend time in nature at Ash Avenue Reserve and Shepherds Hill Recreation Park, drive to nearby Brighton Beach, or jump onto the nearby Southern Expressway and enjoy time off in the McLaren Vale wine region. More features to love:- Reverse cycle split system A/C units to living and two bedrooms plus ceiling fan to main bedroom- Dedicated laundry with powder room- Secure carport and further off-street parking- Secure alarm system- Low maintenance landscaping with synthetic lawn and shaded Alfresco- Zoned to Hamilton Secondary College, walking distance to Flinders University and Australian Science and Mathematics School, close to Marion and Clovelly Park primary schools and within the catchment area for Mitchell Park Kindergarten- Easy access to Tonsley Railway Station and nearby bus stops- Under 2km to Westfield Marion and, 5km to Brighton Beach and 9km to the Adelaide CBD Land Size: 211sqm Year Built: 1995 Title: Strata Council: City of Marion Council Rates: \$1188 PASA Water: \$210 PQES Levy: \$115 PA Strata Rates: \$340 PQ Disclaimer: all information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions. If this property is to be sold via auction the Vendors Statement may be inspected at Level 1, 67 Anzac Highway, Ashford for 3 consecutive business days and at the property for 30 minutes prior to the auction commencing. RLA 315571.