

2/7 Alcazar Avenue, Gulfview Heights, SA 5096



House For Sale

Friday, 14 June 2024

2/7 Alcazar Avenue, Gulfview Heights, SA 5096

Bedrooms: 5

Bathrooms: 3

Parkings: 4

Area: 682 m2

Type: House



Frank Zhao

AUCTION - 3pm Sun 30/06 on Site

Discover modern living in Gulfview Heights with this impressive family home. Great opportunity to become part of the Gulfview Heights lifestyle! This luxurious 5 bedroom, 3 bathroom home up to 328 sqm sits on a valuable land of 682 sqm, presenting a rare opportunity for the family buyers or investors. This is your choice! Conveniently close to all local amenities, this home is just minutes from Kings Baptist Grammar School, Pedare Christian College, Golden Grove High School, and Tea Tree Plaza. Public transport is a short walk away, providing easy access to the CBD. Enjoy the nearby Cobbler Creek Recreation Park, perfect for outdoor activities, and the convenience of the Grove Shopping Centre for all your shopping needs. When step into the house, through a double French door. You will be impressed by the large living area connected to the kitchen. Inside, total five bedrooms and three bathrooms and the master bedroom features an ensuite and a spacious 12m² walk-in robe, while the other bedrooms have built-in robes and ample natural light come into the rooms. The sleek kitchen, equipped with quality appliances including 900 mm cook top with multiple burners and ample storage cabinetry, opens to a spacious living and dining area. A walk-in pantry and separate laundry with internal and external access add convenience. Additional living spaces include a separate TV/game/gym room and a dedicated study room, providing plenty of space for everyone. Beautiful exterior features with ample outdoor space and secure parking. The double lock-up garage is bigger than normal with door access to the house offers convenience. Externally, the home boasts a large private backyard and a well-maintained garden area are perfect for entertaining or relaxing. Enjoy the benefits of a solar panel system up to 10kW plus battery, has to mention double-glazed glass windows and doors for energy efficiency and sound protection, and a backup electricity generator connector give you potential to light up your house 24/7. The property also includes heat insulation, a video doorbell for added security. Beautifully built and impeccably maintained, this stand-out property is perfect to move straight in with potential for further growth. Features Include:- Modern designed family home with 5 bedrooms and 3 bathrooms- Spacious master bedroom with ensuite and 12m² WIR- 2.7m height ceiling- Ducted reverse cycle AC- Modern kitchen with high quality appliances- Walk-in pantry located next to the kitchen- Waterfall shower head and double-vanity in all bathrooms- Separate TV/game/gym room and study room- Heat insulation broken bridge aluminum alloy window frames- Double glazed glass windows and doors- Separate laundry room with both internal and external access- Backup electricity generator connector- Roof insulation installed- Double garage with door access to the house- 12mm commercial rating plasterboard- 2 HWS ensure plenty of hot water supply Locality:- 4 mins drive to Cobbler Creek Recreation Park- 4 mins drive to Kings Baptist Grammar School- 7 mins drive to Gleeson College- 7 mins drive to Golden Grove Lutheran Primary School- 8 mins drive to the Grove Shopping Centre School Zone:- Greenwith Primary- Golden Grove Primary- Golden Grove High Schools Specifications:- Council: City of Salisbury- CT: 6194/52- Council Rate: \$3,198.00 pa- Water Sewerage: \$589.44 pa- Water Rates: \$296.80 pa- ESL: \$194.55 pa Call Frank on 0450 216 898 for more information, recent sold reports available on request or meet you on-site over the weekends. RLA 285210 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 (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at Kaide Real Estate office- Office 7, 9-15 Field St for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.