

# 2/8-10 Pisani Court, Golden Grove, SA 5125

## Unit For Sale

Friday, 3 May 2024

2/8-10 Pisani Court, Golden Grove, SA 5125

**Bedrooms: 3**

**Bathrooms: 1**

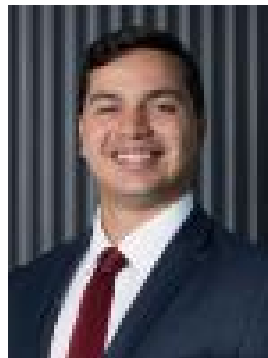
**Parkings: 1**

**Area: 112 m2**

**Type: Unit**



Mark Lands  
0402209563



Tyson Benbow  
0490354781

**\$495,000 - \$535,000**

Nestled in the charming and family-friendly location of Golden Grove, this impeccably maintained townhouse awaits. Boasting three spacious bedrooms, with the master suite providing breathtaking balcony views, along with a lovely formal living area and a welcoming open plan kitchen and dining space, this home presents well in the current market. Don't hesitate to seize this exceptional opportunity - it's one not to be missed! Delightfully nestled at the end of a peaceful court and positioned between Cobbler Creek Recreation Park and Goldenfields Reserve, this great home is surrounded by gorgeous parks and reserves, allowing you to embrace the outdoors. The Grove Shopping Centre is a short distance away and offers Woolworths, Big W, Groveway Medical and so many more valuable amenities for your convenience. Beautiful cafes and restaurants are also nearby, allowing you to dine and spend time with family and friends. The quality schools in the area include Golden Grove Primary School, Pinnacle College and Pedare Christian College. Ground floor features include: > Upon entrance to the home, you are greeted by a lovely formal living room which features a beautiful bay window and provides you with the perfect space to relax and wind down with loved ones. > Step further through the home and you will encounter an inviting open plan kitchen and dining area which connect seamlessly together, allowing you to enjoy meals with family and friends. > The pristine kitchen is modern and comprises an electric cooktop, a dishwasher and is complete with valuable breakfast bar seating. > The low maintenance backyard features a neat, paved area, providing you with space to dine outdoors. > The laundry includes an additional toilet and convenient external access. > Secure garage parking for one vehicle. Upper floor features include: > The master bedroom offers a large built-in robe and a balcony with stunning views. > Two additional, good sized bedrooms with a built-in robe to bedroom two. > Neutral bathroom which includes a shower, a bath, a vanity with toiletry cabinetry and a toilet. > Built-in cupboard.

Details: Certificate of Title | 5315 / 608 Title | Strata Title Year Built | 1995 Land Size | 112 sqm approx Cooktop | Electric Council | City of Tea Tree Gully Council Rates | \$TBA pa Water Rates | \$TBC pq Strata Rates | \$TBC pq All information provided has been obtained from sources we believe to be accurate. However neither the agent or vendor guarantee this information and we accept no liability for any errors or omissions. All interested parties should seek their own independent legal advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at Lands Real Estate's office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 1609.