

2 Africaine Avenue, Lightsview, SA 5085



House For Sale

Wednesday, 29 November 2023

2 Africaine Avenue, Lightsview, SA 5085

Bedrooms: 5

Bathrooms: 3

Parkings: 4

Area: 500 m2

Type: House



Rocco Monteleone
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Rick Schultz
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AUCTION ON SITE!

Step into a modern family haven- A spacious and inviting home designed for the comfort and joy of a big family. Discover contemporary living spaces that blend style and practicality, creating the perfect backdrop for shared moments and lasting memories. Welcome to your inviting retreat.

KEY FEATURES:

- Contemporary residence
- Impeccably groomed frontage
- Inviting entrance
- Beautiful kitchen with durable solid benchtops and various amenities
- Spacious open-plan kitchen and dining area
- Elegant light fixtures, including a standout chandelier
- Central combustion fireplace in the main lounge, providing warmth throughout
- Flexible study area with the potential for customization
- Four welcoming bedrooms
- Master bedroom equipped with an expansive ensuite and walk-in robe
- Master bedroom boasts a spacious balcony offering views of the lake.
- Bedroom 2 features its own ensuite
- Fully carpeted bedrooms and lounge on both levels
- Ceiling fans installed in all bedrooms, the lounge, and outdoor alfresco and upstairs balcony with lake views
- Double-glazed windows ensuring consistent year-round comfort
- Modern tiles in all wet areas
- Two cost-efficient evaporative coolers, serving upstairs and downstairs separately
- Two strategically placed gas space heaters on both levels for effective heating
- Expansive 11m x 4.8m in-ground swimming pool with night lights and spa seat featuring massage jets
- Well-tended gardens adorned with espaliered fruit trees
- Manageable small lawn area with a covered large clothesline near the laundry door

This location is just around the corner from well-kept parks, playgrounds, and the scenic Northgate Reserve. A short stroll takes you to the lively Northgate Village, perfect for shopping and dining. The area is also close to Hillcrest Primary and Roma Mitchell Secondary schools. Plus, North Adelaide and the CBD are just a quick 13-minute drive away for additional amenities and attractions.

To place an offer on this property, please complete this Letter of Offer form <https://forms.gle/WehvGVwwpn7gUvjQ7>

Disclaimer: Neither the Agent nor the Vendor accept any liability for any error or omission in this advertisement. Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement.

*****Regarding price.** The property is being offered to the market by way of Auction, unless sold prior. At this stage, the vendors are not releasing a price guide to the market. The agent is not able to guide or influence the market in terms of price instead providing recent sales data for the area which is available upon request via email or at the open inspection

*****The vendor statement may be inspected at 129 Port Road, Queenstown for 3 consecutive days preceding the auction and at the auction for 30 minutes before it starts."**