

**2 Grosvenor Place, Wynn Vale, SA 5127**



**Sold House**

Tuesday, 15 August 2023

2 Grosvenor Place, Wynn Vale, SA 5127

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 465 m2**

**Type: House**



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**\$670,000**

Discover the perfect balance of comfort and convenience within this beautifully presented and carefully maintained three bedroom home in the heart of Wynn Vale. Built in 1991 and set on a corner allotment of 465m<sup>2</sup> (approx), this home will appeal to a variety of buyers such as first home owners, young families, investors and downsizers. Offering three bedrooms, master with ensuite and walk-in robe as well as built-in robes and roller shutters in bedrooms two and three. The U-shaped contemporary kitchen features quality stainless steel appliances such as Chef four-burner gas-stove, electric oven, Smeg dishwasher and offers plenty of storage. With the choice of two living areas, utilise the front formal lounge or come together in the family room that seamlessly flows through to the outdoor entertaining area. The low-maintenance manicured rear yard provides ample space for the kids or family pets to enjoy and is paved right around leading to the garden shed and access to the double car garage. Features you will love: \* Three bedrooms, master with ensuite and walk-in robe \* Built-in robes and roller shutters in bedrooms two and three \* Ducted evaporative air-conditioning and gas heating for year-round comfort \* Pitched pergola ideal for outdoor entertaining \* Contemporary kitchen featuring stainless steel cooktop, oven and dishwasher \* Modern flooring and colour schemes throughout \* Double car garage \* Gas hot water \* Low-maintenance gardens \* Garden shed Conveniently located within walking distance to Kings Baptist Grammar School and Pedare Christian College and only a short drive away to other various public and private schools. With shopping facilities such as The Grove and Sunnybrook shopping centre nearby, you will have everything you need within easy reach. Public transport is easily accessible with a variety of cafes and eateries close by. CT / 5138/255 Year built / 1991 Land size / 465m<sup>2</sup> (approx.) Building size / 150m<sup>2</sup> (approx.) Easement / Yes Council / City of Tea Tree Gully Zone / GN - General Neighbourhood 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 and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at either of our two LJ Hooker Property Specialists Real Estate offices for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 208516