

# 20A Charles Street, Ascot Park, SA 5043



## House For Sale

Thursday, 30 May 2024

20A Charles Street, Ascot Park, SA 5043

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Neil Wilson  
1300915404



Ben Pengelley  
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**\$925,000 - \$975,000**

Welcome to your dream home in the heart of Ascot Park. This sophisticated 2022-built double storey home exemplifies modern living with its exquisite design, luxurious features, and unparalleled convenience. Perfect for discerning families and professionals, this property offers a lifestyle of comfort and elegance.

**Property Highlights:**

- 3 Spacious Bedrooms:** Each room is designed to provide relaxation and privacy, featuring modern finishes that elevate your living experience.
- 2 Stylish Bathrooms:** Elegant and functional, these bathrooms are equipped with high-quality fixtures to offer a touch of luxury in your daily routine.
- Single Car Garage plus an additional carport parking space behind an automated roller door:** Provides secure and ample storage space, perfect for safeguarding your vehicles.
- Well-Designed Kitchen:** This chef's kitchen boasts high-end appliances, generous storage, and a sleek, contemporary aesthetic.
- Ducted Vacuum System:** Simplifies cleaning, ensuring a pristine and dust-free home environment.
- 2.7 Meter Ceilings:** Creates a spacious and airy atmosphere, adding a touch of grandeur to your living spaces.
- Set Back from the Road:** Enjoy enhanced privacy and tranquility, thanks to the home's thoughtful positioning.
- Prime Location:** Situated in the highly sought-after Ascot Park, this townhouse offers unmatched convenience and accessibility.
- Castle Plaza:** Just moments away, providing an array of shopping, dining, and entertainment options.
- Public Transport:** Easily accessible, ensuring a hassle-free commute.
- Elite Schools:** Located near top-rated private and public schools, offering exceptional educational opportunities for your children.

**Experience Modern Comfort and Convenience:** This townhouse presents a rare opportunity to reside in a modern, stylish home within a prime location. Whether you're entertaining guests in the open-plan living area, preparing gourmet meals in the state-of-the-art kitchen, or unwinding in the spacious bedrooms, this home is designed to cater to your every need.

**Don't Miss This Opportunity:** This exceptional double storey home is a rare find in Ascot Park. If you are seeking a property that seamlessly combines comfort, convenience, and luxury, look no further. Contact us today to arrange a personal tour and discover the elegance and sophistication this home has to offer.

**Property Information:** LGA: City of Marion  
**Council Rates:** \$1,700 p.a  
**ESL:** \$150 p.a  
**Community Title Insurance:** \$515 p.a  
**SA Water Rates:** \$250 p.a  
**Solar:** 6.5kw  
**Wilson Rossi - Real Estate 320 080**