

**21 Adam Road, Morphett Vale, SA 5162**

**HARRIS**

**House For Sale**

Wednesday, 12 June 2024

21 Adam Road, Morphett Vale, SA 5162

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 560 m2**

**Type: House**



Dijana Sladic  
0418897400

**\$545k-\$565k**

Best offers by 12pm Tuesday 18th June (unless sold prior) If you have been looking to get into the market, then be sure to put 21 Adam Road, Morphett Vale on your shopping list as this home will certainly impress. This three bedroom light filled gem is situated on a generous allotment of some 560m<sup>2</sup>. Comprising brand new carpets throughout, formal lounge, separate spacious dining, galley style kitchen with freestanding gas cooker and plenty of storage. Two of the bedrooms come with built-in robes, neutral tone upgraded bathroom, separate WC and tiled laundry. Step out doors to extensive paving, a freestanding pergola and a beautiful established yard and plenty of room for children and pets to roam freely and so much potential to extend, install a pool, a big shed and so much more. Additional features we love include:- Gas hot water service- Reverse cycle airconditioning unit- Small garden shed- Security screen doors front and back- Carport- Plenty of off street carparking- Lovely big backyard A wonderful location, a leisurely walk or short drive to Woodcroft Shopping centre, Woodcroft College, recreational activities, services, local schools, reserves, public transport and the Southern Expressway. This is a sensational opportunity for first home buyers, young families and investors to purchase in this highly desirable eastern pocket of Morphett Vale in an affordable price bracket. Specifications: CT / 5213/916 Council / Onkaparinga Zoning / GN Built / 1986 Land / 560m<sup>2</sup> (approx) Frontage / 17.01m Council Rates / \$1486.89pa Emergency Services Levy / \$108.20pa SA Water / \$153.70pa Estimated rental assessment / \$510 - \$550 per week / Written rental assessment can be provided upon request Nearby Schools / Morphett Vale East School, Pimpala P.S, Coorara P.S, Reynella P.S, Reynella South P.S, Wirreanda Secondary School Disclaimer: 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 any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409