

21 Riesling Avenue, Glengowrie, SA 5044

HARRIS

Sold House

Saturday, 12 August 2023

21 Riesling Avenue, Glengowrie, SA 5044

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 233 m2

Type: House



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Contact agent

An exquisite custom-built property nestled in the sought-after suburb of Glengowrie. This 2019 built Torrens Title home has been meticulously designed to offer the epitome of modern living, providing an impeccable blend of style, functionality, and comfort. Boasting three bedrooms, two and a half bathrooms, and secure parking for one car, this residence is the ideal choice for discerning homebuyers seeking an unparalleled living experience. The heart of this property lies in its expansive open-plan living area. Discover the perfect harmony of style and functionality as the living, dining, and kitchen spaces seamlessly flow together. Ideal for entertaining guests or spending quality time with family, this area is bound to be the hub of your daily life. The kitchen is a chef's dream come true. Outfitted with top-of-the-line appliances, premium cabinetry, and ample countertop space, preparing delectable meals will be a pleasure. Embrace the indoor-outdoor lifestyle with a private alfresco area, providing the perfect setting for hosting gatherings or simply relaxing amidst the beautiful surroundings. 3 spacious bedrooms offer a peaceful retreat with the master on the ground level with expansive built in robes and ensuite whilst the 2 upstairs bedrooms share a spacious retreat space perfect for working from home and tucked away from the main living areas. Indulge in luxury with two modern bathrooms featuring premium fixtures and fittings. The master ensuite presents a private oasis, while the main bathroom caters to the needs of the other occupants with its impeccable design and functionality. Rest easy knowing your car is safe and secure with direct access to the property. On your doorstep you will enjoy an easy city to bay commute via the nearby tram, stop off for your morning latte at Spellman's Social and enjoy nights off cooking at Morphett Arms. The school run is made extra convenient with proximity to the highly sought likes of Our Lady of Grace, Immanuel College, St. Peter's Woodlands, Westminster, St. Mary's Memorial, Immanuel College and Sacred Heart, along with zoning for in-demand Glenelg Primary and Springbank Secondary. Every aspect of this property has been meticulously thought out enhancing your living experience. More to love; • Circa 2019 boutique build • Main bedroom, bedroom 2 and 3 with built in robes • Torrens-titled allotment • Guest powder room • Quality fixture and fittings throughout • Ducted R/C air conditioning and ceiling fans to all bedrooms • Low-maintenance front & rear gardens • Instant gas HWS • Close proximity to the beautiful Somerton Beach and less than 3km to Glenelg South • Proximity to local shopping amenities, Westfield Marion, Flinders University & Hospital Specifications: CT / 6233/285 Council / Marion Zoning / GNBuilt / 2019 Land / 233m² Frontage / 12.15m Council Rates / \$1,773.21pa Emergency Services Levy / \$151.30pa SA Water / \$177.05pq Estimated rental assessment: \$700 - \$750 p/w (Written rental assessment can be provided upon request) Nearby Schools / Glenelg P.S, Warradale P.S, Ascot Park P.S, Forbes P.S, Hamilton Secondary College, Springbank Secondary College 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