

**22 Bransby Avenue, North Plympton, SA 5037**

**Sold House**

Wednesday, 13 September 2023

22 Bransby Avenue, North Plympton, SA 5037

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 730 m2**

**Type: House**



Betina Malpas

0421223563

## Contact agent

Gavl Auction Link: <https://x5u9a.app.goo.gl/qC2W>Nestled within a lovely wide tree lined street, this 3-bedroom home, featuring open plan living offers a unique blend of classic bungalow charm and modern comfort. Set on an expansive 730m<sup>2</sup> lot, this property provides ample room for relaxation, creativity, family living and is ready for you to make your own mark. The moment you step inside, you'll be greeted by the warm embrace of original timber floors that have gracefully withstood the test of time. The functional kitchen was renovated in the late 1980's and formed part of a back extension that created a highly sought after open plan design so the adjacent dining and living room flow seamlessly out to the outdoor entertaining area. Living and entertaining at 22 Bransby Avenue can be done with ease. The bungalow boasts three generously sized bedrooms, each infused with natural light and large built in robes. These tranquil spaces are perfect for restful nights and peaceful mornings. As you step into your backyard you have a spacious outdoor entertaining area that you could host the next family & friends function during any season of the year. There is plenty of room for the kids or the grandkids to play on the lawn or ride their bikes and scooters on the concreted driveway from the front of the property, under the double length carport and all the way through to a large shed at the rear. Centrally positioned midway to the city and CBD and close to many public and private schools, public transport, shopping centres and sporting facilities. We feel 22 Bransby Avenue is the one you have been waiting for. Additional features include- timber floorboards - Ceiling fans- Reverse cycle split system- Build in robes in 3 bedrooms- Large block with opportunities to subdivide (council approvals required)- Gas stovetop- Dishwasher- Automatic roller door- NBN connected- Conveniently located midway between the city and the beach- 783m<sup>2</sup> approx We look forward to seeing you at one of our open homes.