

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

**House For Sale**

Thursday, 18 April 2024

GIORDANO  
& PARTNERS

22 Galway Avenue, North Plympton, SA 5037

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Area: 294 m2**

**Type: House**



Ross Smith

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Sally Turner

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## EOI Close May 23rd, 5pm

Enviably and conveniently located a mere stones' throw from Adelaide's bustling CBD and as well as it's famed aquamarine foreshore, and crafted to elevated levels of luxurious appointment, stands this custom 2 storey residence that exudes stylish modernity and sophistication. Conceptualised in 2018 and privately positioned behind secure automated gates with intercom access, this home represents a stylish and private urban oasis with attention to detail throughout. Upon arrival one is greeted by a spacious and opulent formal living area. With a desirable North facing aspect and a stylish stone tiled feature wall with luxurious gas fireplace, the room exhibits as a light, bright and airy space that represents the levels of lavishness which are to follow. Passing by a convenient study nook, one is ushered into a sleek and functional open plan kitchen, living and dining area with a huge 3.76m long island bench in luxurious caeserstone. Copious amounts of bench space house a glossy German made Bosch oven with 5 burner gas cooktop, framed by stylish and contemporary hexagonal tiled splashbacks and topped with a trendy stainless steel rangehood. The large walk-in pantry boasts trendy smokey glass panels, while feature strip lighting is present in the splashbacks and on the huge island bench, which features convenient end cupboards for additional storage. Adjoining the living, kitchen and dining area are a well-appointed laundry with copious amounts of high-quality cabinetry, luxurious powder room and convenient access to the spacious two car garage. Further, large floor-to-ceiling panels of glass open onto an alfresco entertaining area with full outdoor kitchen and sumptuous timber ceilings. High quality carpet adorns a staircase ascending by intricate pendant lighting to an upper level with 4 large BR's (3 with BIR's), whilst a third lounge area provides additional living space. The luxurious Master Suite contains a fashionable feature ceiling with strip lighting, a well-appointed ensuite with floor-to-ceiling tiling and underfloor heating, and an elegant WIR with copious cabinetry and backlit mirror. The main bathroom rounds off the upper level, also featuring under floor heating and luxurious fixtures. Located only a short walk to local shops and public transport, the home is close to local schools and eateries. For those seeking a lifestyle of extraordinary luxury and convenience infused with style and sophistication, 22 Galway Avenue awaits.