

23 Phillips Avenue, Gawler East, SA 5118

CENTURY 21

House For Sale

Monday, 22 January 2024

23 Phillips Avenue, Gawler East, SA 5118

Bedrooms: 5

Bathrooms: 3

Parkings: 8

Area: 2113 m2

Type: House



John Leske

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\$799,000 to \$878,000

A rare opportunity indeed. Not very often does a home of this calibre come onto the market. A perfect home for a myriad of buyers. The home offers a very flexible and unique floor plan to suit those families who desire a unit for their parents, teenage children or perhaps a work from home situation. Regardless of the reason, this superbly located home on a 1/2 acre offers a host of extras at an affordable price. The home built (circa 1993) is located in arguably the most prestigious pocket of the ever popular Gawler East. The level allotment is large enough for many outdoor activities yet provides a low maintenance ambience and is surrounded by quality homes. The entry leads into a spacious separate lounge & dining room with slow combustion heater. The solid blackwood timber kitchen has ample cupboard & bench space plus updated 900mm gas hot plates, electric oven & stainless steel dishwasher with stunning waterfall granite benchtops. There is a small 2nd meals area and a large adjoining family room with glass doors and windows overlooking the private and opulent rear gardens. All 4 bedrooms are of generous proportions with the master having an ensuite and walk in robe plus built in robes for extra storage and modern ceiling fans. The 3 other bedrooms also have built ins and are within easy access to the main bathroom and separate w.c. The home is cooled by ducted evaporative air conditioning and heated by ducted gas throughout the main building. The home presents superbly with ultra modern features such as plantation shutters, as new ceiling fans in most rooms and quality fittings and fixtures. The outdoor pergolas are of the highest quality and offer all year round undercover options perfect for 12 months of the year. A special feature of the home is the self contained unit under the main roof yet separated completely for complete privacy. The unit has its own front & rear entrances and is fully self contained in every way. There is a separate lounge with reverse cycle air conditioning and then into a functional kitchen with double sink and adjoining laundry area plus an adjoining dining /family room. The master bedroom has an ensuite, built in robes and a ceiling fan. At the rear is an under cover entertaining area overlooking the pool and perfect for those morning coffees or evening glass of wine. The exterior features of this home are also sure to impress from the fully fenced solar heated and covered i.g pool to the double garage with auto roller doors and valuable rear access to garages and storage sheds galore. Massive rainwater tanks are plumbed to the low maintenance gardens. Your power bill will be substantially reduced by the 22 solar panels with a 6kw inverter. In short the vendor offers an all round residence of superb balance with extras galore (too numerous to mention here) and the ability to just move in and enjoy for many decades to come. Also settlement times are flexible and inspection is highly recommended. For genuine sale due to an interstate move. Nestled in a tranquil neighbourhood you'll enjoy easy access to public transport, shopping centres, schools including Trinity College and easy access to the Northern Expressway. Also only a short drive to the wineries of the Adelaide Hills plus the Barossa Valley only minutes away and all that offers. This property represents the perfect fusion of serenity and accessibility, offering an extraordinary family oriented lifestyle.