

**23 Walter Grove, Gawler East, SA 5118**

**HARRIS**

**Sold House**

Wednesday, 15 May 2024

23 Walter Grove, Gawler East, SA 5118

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 2**

**Area: 924 m2**

**Type: House**



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**\$875,000**

Andrew Farnworth and Harris Real Estate proudly present the epitome of family living at 23 Walter Grove, Gawler East. This beautifully renovated home boasts stunning street appeal with a fully landscaped front yard, setting the scene for modern living at its finest. Step inside to experience the ultimate family oasis, where stylish glue-down vinyl planks and LED downlights create a contemporary ambiance. With ducted reverse cycle air conditioning, comfort is assured throughout the year. The spacious interior features multiple open-plan living spaces, providing plenty of room for the family to relax and entertain. At the heart of the home is a sleek and stylish kitchen, complete with stylish black appliances including a gas cooktop, oven, dishwasher, and rangehood. The island bench, double sink, goose neck mixer tap, and built-in pantry make this kitchen a chef's dream. The master bedroom boasts a deluxe walk-in robe and a fully renovated ensuite with floor-to-ceiling tiles and a gun metal semi-frameless glass shower. All bedrooms feature ceiling fans, with two of them offering built-in robes. Convenience is key with the second three-way bathroom ensuring smooth mornings, while the laundry completes the interior of the home. Outside, a spacious verandah entertaining area overlooks the huge lawn area, providing the perfect space for kids and pets to play. The enormous shed offers the ultimate man cave or workshop, while the extra wide carport and gated side access provide ample space for storing extra vehicles, boats, or caravans. With nothing left to do but move in and enjoy, this home offers an exceptionally versatile floorplan that can be sculpted to suit your needs. Located within walking distance to Immanuel Lutheran School, Gawler East Primary School and close to public transport options, Gawler town centre with its shopping and dining options, along with convenient access to the Barossa Valley this home offers convenience and accessibility for the whole family. Don't miss the opportunity to make this your forever home. Contact Andrew Farnworth today to inspect!

Specifications: CT / 5213/459 Council / Gawler Zoning / GN Built / 1994 Land / 924m<sup>2</sup> (approx) Easement / Drainage easement across rear fence, two metres in from the boundary. Frontage / 22m Council Rates / \$2,269.67pa Emergency Services Levy / \$130.10pa SA Water / \$400pa Estimated rental assessment: \$740 - \$780 p/w (Written rental assessment can be provided upon request) Nearby Schools / Gawler East P.S, Evanston Gardens P.S, Gawler and District College B-12

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