

24 Austral Avenue, Linden Park, SA 5065



Sold House

Tuesday, 26 September 2023

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Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 418 m²

Type: House

\$1,566,000

This spacious courtyard home promises an enviable lifestyle in the leafy suburb of Linden Park. Modern interiors and a well-configured floor plan deliver great appeal to busy modern families and downsizers alike. First class construction by a quality, eastern suburbs builder. Welcomed by a modern architectural façade and pristine manicured gardens, the full-length entry hall provides an amplified sense of spaciousness that continues throughout the home. Offering generous accommodation with a lovely light-filled ambience, this home currently comprises both formal and casual living areas and three sizeable bedrooms. The spacious formal sitting room boasts a coffered ceiling, with built-in lighting offering an additional touch of luxury to the space. Fantastic storage cupboards reveal a convenient study nook that is the perfect quiet spot for homework or working from home. The main bedroom features a walk-in-robe and ensuite, with glass sliding doors offer lashings of natural light and open out to a tranquil side courtyard. and bedrooms two and three are both complete with built-in-robos. The centrally located main bathroom includes a built-in bathtub and separate shower with great vanity storage. Beautiful northern light draws you down the hall to find the spacious open plan kitchen, living and meals area. The contemporary kitchen is fit for a chef, well-equipped with quality stainless steel appliances, tiled splashback and ample stone bench space, including a breakfast bar. The north facing living area boasts seamless indoor/outdoor living, with double glass slide-away doors opening out to the tiled alfresco area that is constructed under the main roof. Designed with entertaining in mind, the generous outdoor kitchen features granite bench tops, a barbeque, ceiling fan and electric café blinds for year-round comfort. Beautifully established, easy-care gardens provide a lovely backdrop and place of serenity. Enjoy privacy and security with an automatic secure front driveway and pedestrian gate, the garage features an automatic panel lift door, internal entry and a second roller door through to the side courtyard. Other features you'll love:- Alarm security system- Zone able ducted reverse-cycle air-conditioning throughout - Fully automated sprinkler and dripper system to gardens- Roller shutters installed to external windows and front awning to front window- Ducted vacuuming system- Generous laundry with great storage- Dual access garage with front automatic panel lift door and internal entry- Automatic café blinds to alfresco area- Miele stainless steel appliances- Outdoor kitchen with barbeque connected to mains gas supply- Generous, easy-care allotment Offering a desirable lifestyle of modern convenience in a location that is truly second to none. Set amongst outstanding amenities, there is something for everyone to enjoy. Treat yourself to a day of luxury shopping at Burnside Village or make the most of the beautiful local parks and reserves such as Austral Park, Webb Oval and Glenunga Reserve. Zoned for the highly sought after Linden Park Primary School and Glenunga International High School, as well as being in close proximity to private schooling options including Seymour College, Pembroke College and Loreto College.