

**24 Shipster Street, Torrensville, SA 5031**



**House For Sale**

Thursday, 13 June 2024

24 Shipster Street, Torrensville, SA 5031

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 3**

**Area: 421 m2**

**Type: House**



Thanasi Mantopoulos  
0883527111



Justin Peters  
0423341797

## Auction | Sunday 7th July @ 11am

This character home has plenty on offer - ideal for a family looking to get into the area, investors or renovators who are looking to put their own personal touch - this is an opportunity not to be missed. Two good sized bedrooms greet you at the front of the home, one with a feature fireplace. Follow the hallway through to the spacious lounge, which boasts low maintenance floorboards, large windows, ceiling fan and heater, plus under stairs storage. The kitchen and meals area follows the flow of the home, offering plenty of space for entertaining family and friends. The kitchen itself is equipped with plenty of storage, a dishwasher and an island bench with a breakfast bar which offers additional seating. The meals area offers wall length cupboards for convenient storage. The bathroom features a spacious shower, bath tub and plenty of storage, and a picturesque view of the back yard. Heading upstairs, you'll find two additional bedrooms, one features a split system AC and storage cupboards inbuilt into the wall. Entertaining is made easy with ample paved and undercover spaces. The gardens are simple and will be easy to care for. A large shed at the back of the home creates the perfect space for storing larger items and garden tools. Ample off street parking including a drive through. Only a short stroll to Henley Beach Road, to discover an almost endless array of cafes and restaurants. Public transport at the end of the road makes the commute to the city a breeze, or head to the coast to explore what Henley Square has to offer. Located within the sought after Adelaide High and Adelaide Botanic High School Zones, plus great primary school options including Torrensville and Cowandilla Primary Schools. Weekly shopping is made easy with The Brickwork Market Place almost around the corner, featuring Woolworths, Big W and plenty of other boutique stores. Key Features - 4 Bedrooms, two upstairs- Split system AC to upstairs bedroom- Lounge with large windows and ceiling fan- Kitchen boasts ample storage and dishwasher- Bathroom with separate bath and storage- Laundry facilities within the kitchen- Off street parking available, including behind a secure gate- Undercover entertaining area- Plenty of storage throughout the home- Laminate floorboards and tiles throughout

Specifications  
Title: Torrens Title  
Year built: c1910  
Land size: 421sqm (approx)  
Council: City of West Torrens  
Council rates: \$1832.40pa (approx)  
ESL: \$186.05pa (approx)  
SA Water & Sewer supply: TBC

All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable. However, the agent and the vendor cannot guarantee the information is accurate and the agent, and the vendor, does not accept any liability for any errors or oversights. Interested parties should make their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted. RLA 242629