

25 Clementine Avenue, Munno Para, SA 5115



House For Sale

Monday, 22 April 2024

25 Clementine Avenue, Munno Para, SA 5115

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Vince Tropepe

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\$695,000 - \$725,000

This 2018 built, captivating family abode boasts an enviable locale and modern allure on a 450sqm Allotment (Approx.). With a spacious open layout encompassing 2 distinct living zones, a double car garage with internal and external access, and 3 generously sized bedrooms, it offers a refreshing contemporary design. Sleek tiled flooring throughout the main living areas, complemented by an abundance of natural light, create an inviting ambiance. Enjoy both formal elegance and casual relaxation in the expansive formal lounge, situated adjacent to the entry, or in the sizable open-plan family/dining area seamlessly connected to a stylish modern kitchen with a large walk-in pantry. Prepare culinary delights in style and convenience within the heart of this home's modern kitchen. Boasting stone-look countertops, ample cupboard space, and a large walk-in pantry, this culinary haven features a dual sink, gas cooktop, oven, and dishwasher for seamless meal preparation. The kitchen's centerpiece, an island bench, provides additional workspace and serves as a gathering spot for family and friends alike. The master bedroom is a true retreat, boasting a large walk-in wardrobe, and a luxurious ensuite bathroom with a double vanity and double shower, along with a features wall adding a touch of elegance. The other 2 bedrooms feature built-in wardrobes, ensuring ample storage space for all occupants. Step into the backyard retreat, where tranquility meets functionality in a meticulously landscaped oasis. Lush greenery and carefully curated flora frame the outdoor space, offering a serene backdrop for relaxation and recreation. The tiled alfresco area, adorned with chic cafe blinds, for leisurely afternoons and alfresco dining. Amongst the lush foliage, fruit trees flourish, providing a bountiful harvest and adding a touch of natural charm to the surroundings. Whether you're unwinding under the shade of a tree or indulging in outdoor activities, this backyard sanctuary invites you to savor the joys of outdoor living. The immaculate home also includes 6.6kw solar panels for energy efficiency, ensuring both comfort and sustainability. Additional features include ducted reverse cycle air-conditioning for year-round comfort, low maintenance living, and a large laundry with external access, adding to the convenience of daily living. Conveniently located within walking distance to Nolan Reserve and North Lakes playground, this residence offers easy access to outdoor recreation and family-friendly amenities. It's also just a stone's throw away from Munno Para Shopping Centre, providing convenience for all your shopping needs. This residence is ideally situated near local shopping, schools, and parks, making it perfect for a growing family or as an investment opportunity. Zoned schooling includes Mark Oliphant College B-12, with private schooling options also available nearby. Key Features: • 6.6kw solar panels • Epoxy coated flooring in double garage • Stay connected and secure with a security sensor/alarm system, conveniently controllable through a app on your smartphone • Tiles throughout main living areas, carpeted bedrooms • Double car garage with internal and external access • Large walk-in pantry • Spacious alfresco area with cafe blinds • Master bedroom with walk-in wardrobe and luxurious ensuite with double vanity and double shower • Two additional bedrooms with built-in wardrobes • Main bathroom with shower, bath, powder room, and separate toilet • Large laundry with external access • Ducted reverse cycle air-conditioning • Low maintenance living Don't miss out on the opportunity to call this modern oasis home! Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign. Ray White Prospect is taking preventive measures for the health and safety of its clients and buyers entering any one of our properties. Please note that social distancing will be required at this open inspection.