

**26 Klar Avenue, Darlington, SA 5047**



**Sold House**

Friday, 6 October 2023

26 Klar Avenue, Darlington, SA 5047

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1060 m2**

**Type: House**



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**\$600,000**

Offering space and serenity in the desirable suburb of Darlington. This light-filled home is brimming with appeal. From its captivating uninterrupted views of the treetops to its warm and inviting atmosphere, this could be the beginning of your happily ever after. This tranquil home is nestled in a peaceful and private setting amid lush surrounds and enchanting trees, home to native Australian wildlife. Inside, you will discover the warmth and charm of this home, featuring three spacious bedrooms. The master bedroom holds an ensuite with a built-in wardrobes. The other two bedrooms are equipped with built-in wardrobes and share the original main bathroom, with separate toilet. Boasting airy living zones and an abundance of natural light throughout you will find the living, kitchen and dining area. An impressive space to entertain and relax as you embrace the natural leafy surroundings through picturesque windows. The practical kitchen features, breakfast bar and stainless steel appliances, gas cooktop and dishwasher, with loads of cupboards. Outside is your private sanctuary with plenty of room to enjoy a BBQ with friends and family, looking out to the views and enjoy everything nature has to offer. Enjoy the peaceful lifestyle and everything the suburb has to offer. The running of waters of the Sturt Creek the tranquility is overwhelming, what a sensational place to entertain or just watch the children play in the safety of the rear yard. Set on a quiet no through road, and close to local shopping precincts, including Westfield Marion, More reasons to love this home: Take advantage of a close proximity to fantastic hiking and bike trails, including the new Glenthorne National Park, Sturt Gorge Recreation Park, O'Hollaron Hill Recreation Reserve, Warriparinga Wetlands, and the Sturt River Linear Park trail. Ideally placed for Flinders Medical and Flinders University precinct staff and students while a short drive to local schools, this location is ready to provide everyday convenience. Close to Darlington Primary, Westminster School, Sacred Heart College (Middle School Campus) and Australian Science and Mathematics School. A short drive to Flinders Train Station and walking distance to bus stops along Seacombe and Main South Roads. Specifications: C/T Volume 5472 Folio 683 Council / City of Onkaparinga Built/1972 Water supply & sewage charges/ \$653.79p Land Size: 1059m<sup>2</sup> Frontage: 18.29m<sup>2</sup>