

3/12 Southern Avenue, St Marys, SA 5042



Unit For Sale

Wednesday, 7 February 2024

3/12 Southern Avenue, St Marys, SA 5042

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 89 m2

Type: Unit



Ethan Millen
0452660240



Daniel Richardson

\$420k

Offers Close Tue, 27th Feb - 10am Tucked out of street sight in a group of just four, this 2-bedroom unit makes daily life a quiet breeze for anyone pining for just a little more space, a lock-up garage, private and secure rear courtyard, and the luxury of knowing that nothing more has to be done. The lounge room will take a couch, coffee table, big screen TV and your indoor plants without breaking a sweat. Take your pick from the two nicely sized bedrooms. And you'll love the way the rear kitchen gives you plenty of storage and elbow room, just steps from that courtyard, covered to keep the summer rain out of your morning coffee. It all adds up to a home you'll love returning to — and eager to leave so you can enjoy the lifestyle it affords in surging St Marys, just a stroll from public transport and local parks/reserves, less than 20 minutes from the CBD and no more than 15 from the metro coast. Quiet and out of sight, always close to the action. Features we love...- Enviably placed at the rear of a small group - Solid brick construction - Neat, tidy and nothing to do- Lock-up garage with access to secure rear courtyard - Air conditioning and heating provisions- Large separate laundry - Gas cooktop - Storage includes built-in robes to main bedroom - Pergola, tool shed and clothes line to rear courtyard - An astute investment for anyone looking to purchase in a fast-growing suburb - A stroll from St Marys Street Reserve - A short drive from Flinders University, Westfield Marion and Pasadena Green CT Reference - 5037/710 Council - City of Mitcham Council Rates - \$1,301.70 pa SA Water Rates - \$153.70 pq Emergency Services Levy - \$102.90 pa Year Built - 1976 Total Build area - 89m² approx. All information or material provided has been obtained from third party sources and, as such, we cannot guarantee that the information or material is accurate. Ouwens Casserly Real Estate Pty Ltd accepts no liability for any errors or omissions (including, but not limited to, a property's floor plans and land size, building condition or age). Interested potential purchasers should make their own enquiries and obtain their own professional advice. OUWENS CASSERLY – MAKE IT HAPPEN™ RLA 286513