

**3/16 Hillier Road, Morphett Vale, SA 5162**



**Sold House**

Tuesday, 15 August 2023

3/16 Hillier Road, Morphett Vale, SA 5162

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Bronwyn Drabsch

**\$423,000**

Situated in a well-maintained community titled group of eight, this freestanding townhouse was built in 2013 and would be a great addition to the investment portfolio but also perfect for those looking to buy their first home. The home features a light-filled separate living area, modern kitchen with adjoining meals area, two queen-sized bedrooms (both with built in robes), upstairs bathroom with separate WC plus a handy second toilet downstairs. The kitchen has plenty of storage and bench space, gas cooktop, electric oven, time saving dishwasher and an overhead microwave provision (microwave included with the sale). The kitchen also includes the laundry facilities with a front-loading washing machine also included with the sale. The dining room opens out to a paved private rear yard and secure carport. Additional features include:

- Ducted reverse-cycle air conditioning throughout
- Gas instantaneous hot water service
- Low-maintenance floor tiles to living areas

Located within walking distance to the Southgate Square shopping centre, transport and close to all necessary amenities. You are also only a short drive to the southern expressway, providing easy access to Flinders Universities and Medical centres or into the CBD and also south to the Fleurieu Peninsula and southern beaches. Currently let for \$350 per week until April 2024. PLEASE NOTE: Whilst we try our absolute best to obtain the correct information for this advertisement, the accuracy of this information cannot be guaranteed, and all interested parties should view the property and seek their own independent advice. Please also note that the internal photos being used in the marketing were taken when the property was built. RLA309601