

**3/32 Brooking Street, Goolwa, SA 5214**

**House For Sale**

Tuesday, 16 January 2024

3/32 Brooking Street, Goolwa, SA 5214

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 294 m2**

**Type: House**



Vince Le Ray  
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**\$530,000 to \$550,000**

A superb, 3-bedroom Community titled unit located in a small, well-maintained group, in an enviable township location. Built in 2009, this quality unit has been impressively styled with lovely neutral decor, high ceilings and good storage. The sleek modern kitchen overlooks a generous open plan living /dining room which in turn overlooks a lovely established courtyard. Sliding glass doors from the living room will entice you outside into your own private, and fully fenced, and paved rear yard. You'll be pleasantly surprised at the generous size, with plenty of room for outside entertaining. There is a small garden shed and rear entry into the garage. Three good sized bedrooms, Master with a walk-in robe, and entry into the 2-way bathroom. The stylish bathroom boasts a full-size tub and separate shower. There is also a handy second toilet. The generous laundry is accessed from the kitchen. A remote-controlled garage is attached to the unit. You can literally walk everywhere - 2 streets back from the main street with its myriad of specialty shops, bakeries, chemist, restaurants and cafes. The Goolwa Medical Centre is also an easy walk away, as are schools, both primary and high schools. Walk the other way and you are on the river...have a leisurely lunch or coffee at the famous Hectors on the Wharf! With such a wonderful location this property would be ideal for retirees or holiday makers. Park the car in your garage and have the luxury of walking to all shops and conveniences.