

**3/40A Jenkins Street, Cowandilla, SA 5033**



**Sold House**

Tuesday, 15 August 2023

3/40A Jenkins Street, Cowandilla, SA 5033

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 275 m2**

**Type: House**



Samuel Parsons  
0431934575



Anthony Fahey  
0882359822

**\$632,000**

Situated just 4kms from the Adelaide CBD this single story courtyard home provides an ideal first home, downsizer or investment opportunity. Ideally positioned in a quiet residential street surrounded by other quality period and new construction homes. The property itself features a light filled and spacious open plan main living area, with a large private outdoor courtyard ideal for entertaining. With nothing left to do except simply move in and enjoy this is an opportunity not to be missed. Features of the home include:- Large open plan main living / dining room.- Modern kitchen equipped with island bench, stainless steel oven, gas cooktop, dishwasher and plenty of cupboard storage.- Master bedroom includes a walk in closet and direct access to the two way bathroom.- Bathroom features both a bath and shower with a separate toilet.- Bedrooms 2 and 3 are both a great size and include built in robes.- Laundry room with inbuilt ironing station and an all-important second toilet.- Private paved courtyard.- Lock up garage with auto roller door with space for a second vehicle off the road in front of the garage.- Quality floating floors to the main living area and carpet to all bedrooms.- Ducted R/C air-conditioning throughout. - Auto irrigated watering system. - Stylish selection of all window treatments. This central location provides easy access to local schools, shops, parks, public transport and some of Adelaide's best beaches via Sir Donald Bradman. Don't miss this exciting offering. Contact Agents for further information. RLA183205