

3 Callaghan Court, Whyalla Stuart, SA 5608



House For Sale

Thursday, 25 April 2024

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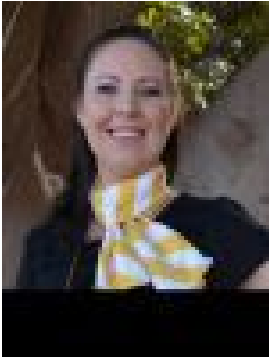
Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 375 m2

Type: House



Leah Kirk

Price By Negotiation

A wonderful home to nest or a worthy property invest offering a complete lifestyle of convenience with easy care living. Showcasing a thoughtful layout, this 2012 brick home boasts 3 bedrooms, 2 bathrooms and open plan living. For the investor, this property is currently tenanted on a fixed term lease until 14th June 2024 at \$300.00 per week rent. Perfectly positioned in a cul-de-sac location on a comfortable allotment size of approximately 375m² you are welcomed with neat appeal front gardens and a single garage with a roller door for your vehicle. Upon entry you are greeted with an inviting tiled entryway leading you to the spacious open plan kitchen, living and dining space. This area of the home features timber-look laminate flooring to the living space and sleek tiled flooring to the kitchen and dining space finished with a split system air conditioner, built-in cupboards for storage and a glass sliding door complete with blinds. The well equipped kitchen features modern cabinetry offering plenty of storage and bench space, a double sink, a gas cooktop, oven and rangehood plus a dishwasher to make cleaning up a breeze. This home places 3 decent sized bedrooms with bedrooms 1 and 2 flowing off the entry hallway. Bedroom 1 is complete with carpeted flooring, blinds, a walk-in robe plus your own ensuite featuring a walk-in shower, vanity and a toilet. Bedroom 2 is also complete with carpeted flooring, blinds and a built-in robe. Off the open plan space places a hallway which leads you to bedroom 3 featuring carpeted flooring, blinds and a built-in robe. To this hallway you are also met with a separate toilet and the main bathroom set in a functional design complete with a walk-in shower, a separate bathtub and a vanity. Following back to the open plan area and through the glass sliding door opens up to a private rear yard for you to enjoy the low maintenance appeal or to create as your own. A sensational starter or wise investment this home has so much to offer from the modern appeal, many desirable features and a location of convenience within close proximity to schools, shops and transport. Don't miss out on this great opportunity and contact Leah Kirk today! Council Rates: Approximately \$1,771.03 per annum Rental appraisal: Available upon request Disclaimer: We have obtained all information in this document from sources we believe to be reliable; However we cannot guarantee its accuracy and no warranty or representative is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for error or omissions. Prospective purchasers are advised to carry out their own investigations. All inclusions and exclusions must be confirmed in the Contract of Sale.