

3 Kanya Road, Para Hills, SA 5096



Sold House

Friday, 11 August 2023

3 Kanya Road, Para Hills, SA 5096

Bedrooms: 3

Bathrooms: 1

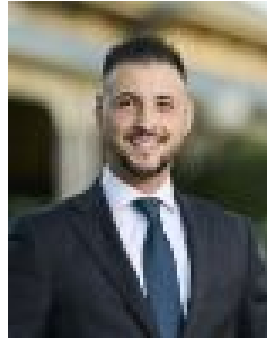
Parkings: 1

Area: 700 m2

Type: House



Stefan Siciliano
0403171489



Joseph Zollo
0449989467

\$542,000

Discover this petite solid brick home, nestled on a huge 700sqm block (approx) with a wide 21.3 metre frontage (approx), with its three bedrooms and one bathroom, this property offers comfortable living with ample potential for future enhancements or an exciting opportunity for the eager investor. Enter the home immediately into the living room, which provides a warm and welcoming atmosphere. The abundance of natural light that fills the space creates a bright and airy ambiance, complemented by thick black-out curtains that allow for customisable lighting options. Adjacent to the living room, you will find the separate kitchen, offering simplicity and functionality. The kitchen features a window overlooking the backyard, providing a pleasant view while preparing meals. Ample bench space allows for convenient meal preparation, and storage cupboards ensures a tidy and organised space. The home's three bedrooms are thoughtfully designed to provide comfortable living spaces. Each room benefits from the natural light flowing through the windows and is equipped with ducted heating and cooling vents, ensuring optimal comfort throughout the year. The main bathroom boasts pleasant soft pink feature tiles, a shower, vanity and bathtub, while a separate toilet adds convenience for the household. Adjacent to the bathroom, the laundry offers practicality and external access, featuring a sink for added convenience. Stepping outside, the rear paved area presents an ideal spot for outdoor entertaining and opportunity for the addition of a pergola or verandah for alfresco entertaining. The spacious backyard holds great potential for landscaping and features a large shed, offering ample storage space or a workshop area. The property provides secure parking with a single-car carport, ensuring privacy and convenience. Additional parking is available in the lengthy driveway, accommodating the needs of residents and visitors alike. Completing the property, the low-maintenance front yard features lush green grass just waiting for the keen eye of an inspired green thumb. Don't miss the opportunity to secure this solid brick home on a sizeable block, offering immediate comfort, potential for future enhancements or a development opportunity for possible subdivision pending necessary approvals. Additional features include: • Large allotment with wide frontage • Floorboards throughout, with tiles in the bathroom and concrete laundry floor • Unique light fixtures • Conveniently located near a range of amenities including the Somerset Hotel, Munchies Burger Bar, Para Hills West Primary School and Bunnings (just down the road) • Nearby schools include: Para Hills West Primary School, Keller Road Primary School, Gulfview Heights Primary School, King's Baptist Grammar School, Para Hills High School, The Heights School, Modbury High School, Salisbury East High School Ray White Prospect is taking preventive measures for the health and safety of its clients and buyers entering any one of our properties. Please note that social distancing will be required at this open inspection. Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign. PLEASE NOTE: This property is being auctioned with no price in line with current real estate legislation. Should you be interested, we can provide you with a list of recent local sales to help you with your market and value research.