

3 Park Terrace, Magill, SA 5072

House For Sale

Saturday, 25 November 2023

3 Park Terrace, Magill, SA 5072

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Type: House



Stephen Briffa
0412844675

Offers Close Fri 15/12/23 @ 12noon (USP) \$810,000

** Please note first open inspection will be Saturday 2nd December ** **Under vendor instructions all offers will be submitted via the Reso Online Offer platform - Please contact agent for further details** Located adjacent Murray Park reserve this one owner home is truly impressive. Loved and maintained to a very high standard this home will surely please. Comprising 3 generous sized bedrooms (all with new carpets), the main has walk-in robe and an ensuite style bathroom. There is a separate powder room and toilet for guests. The open plan living and dining has attractive Italian ceramic floor tiles making it ideal for entertaining. The spacious open plan living area is adjacent the new impressive kitchen. This cooks kitchen offers granite bench tops, plenty of storage, a wide cutlery drawer, spice draw, and the corner cupboards have clever pull out storage racks. The new cooking appliances include gas hotplate, electric oven and there is a dishwasher. If you enjoy alfresco entertaining, sliding doors lead directly to the easy care private rear garden which incorporates a large undercover paved entertaining area, minimal lawn, established garden beds and a small tool shed. Things we love:

- Attractive timeless style and design
- Open plan dining/living area with feature bay window over looking the reserve.
- One owner (30 years), fastidiously maintained and impressive new kitchen.
- Quality granite bench tops in the kitchen, powder room & laundry.
- Lock up garaging with auto roller door & drive through rear access (2nd roller door).
- Alarm system, solar panels & ducted reverse cycle air-conditioning.
- Very convenient location close to shops, transport sought after schools, UNI. SA Magill Campus and the City Centre (approx 7 km).
- Adjacent the lovely Murray Park Reserve.

.C/T | 5166/918 Year Built | 1993 Council | City of Campbelltown Council Rates | \$1,871.60 p.a. Zoning | General Neighbourhood ESL | \$111 p.a. SA Water | \$186.26 p.q.