

**3 Swaine Avenue, Paralowie, SA 5108**



**Sold House**

Wednesday, 25 October 2023

3 Swaine Avenue, Paralowie, SA 5108

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 660 m2**

**Type: House**



Dave Stockbridge

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## Contact agent

When considering the needs of a young family they are very different to the aspirations of a young family. Whereas we would all love to start with 4 or 5 bedrooms and almost as many living areas the reality is that may not even be optimal for a young family and may even weaken bonds between parents and siblings. Families connect in proximity, they develop a closeness that lasts a lifetime. They recall fondly having to share a bathroom and playing in a big backyard together. This home encourages that intimacy and connectedness whilst also offering room for the family to grow with the generous addition of a second living area. Located merely moments from Hollywood Plaza and minutes into Salisbury walking and cycling trails almost unfurl from your front door along the banks of the Little Para and take you from Cobblers Creek to Globe Derby through a Par 3 Golf Course, the happy home reserve dog park and the currently under expansion Salisbury Swimming Pool. Few areas offer so much within a short stroll so offering kids an array of activities on the weekends. This perfectly practical 3 bedroom home boasts timeless slate flooring throughout the main traffic areas to the expansive rear living area. Charcoal carpets anchor the lounge with the neutral tones adorning the walls making this an easy home to decorate to your tastes and style whatever that may be. The bathroom extends this theme of timeless elegance with federation inspired influences that will look great for many years to come. The benefit of 2 living areas in a home of this vintage is significant as rarely were they built that way. Naturally, every family can use two separate living spaces and the flexible nature of the second room means that it has the utility to adjust to your family's changing needs. The gabled rear veranda takes in a low maintenance and easy care garden that further offers an additional patio area that has scope to be deployed in any number of ways. Basketball court? Kids play area, another outdoor entertaining space or even a huge shade house this area was originally where a pool sat so demonstrating the flexible nature of this space. Ready to move into and enjoy from day one but opportunity to add value over time, this perfectly practical family home delivers convenience of lifestyle for busy young families and room to grow together making this an ideal first home. Big enough without losing the connection, small enough to keep clean and maintain when life gets hectic and lots of things for kids to do all within walking distance makes this a home you will be proud to call your own in a location you are sure to love. **\*\*DISCLAIMER\*\*** Although the Agent has endeavoured to ensure the accuracy of the information contained within the marketing material we remind prospective purchasers to carry out their own due diligence and to not rely upon the information in this description. This description does not warrant that all features, improvements or appliances are in working order or have necessary approvals and the Agent advises all parties interested in the home to undertake their own investigations prior to purchase. CT: 5172/892 Land Size: 660m<sup>2</sup> House Size: 153m<sup>2</sup> Year Built: 1977 Zone: General Neighbourhood Council: City of Salisbury RLA 232366