

# 3 Worra Street, Lightsview, SA 5085



## Sold House

Tuesday, 19 September 2023

3 Worra Street, Lightsview, SA 5085

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 105 m<sup>2</sup>

Type: House

**\$515,000**

Say hello to the perfect first home or investment opportunity in the heart of Lightsview. This modern and stylish town home, built in 2015, offers a blend of contemporary design and functionality. Located at 3 Worra Street, this property boasts an array of features that make it a desirable residence for those seeking a comfortable and convenient lifestyle. As you approach the property, you'll be captivated by the custom rendered and cladded facade that sets the tone for what lies inside. Stepping through the front door, you are greeted by radiant timber-look flooring that guides you through the ground floor. The well-appointed kitchen is a chef's delight, equipped with a gas cook-top, stainless-steel appliances, and a tiled splashback. The open meals and living area continues the timber look flooring, creating a harmonious flow throughout the space. Natural light streams in, enhancing the inviting atmosphere. To ensure comfort year-round, a split system air conditioning system has been installed for your convenience. Upstairs, the property unfolds further with an extremely generous master suite. This retreat features plush carpeting, a private ensuite, a mirrored built-in robe, and another split system air conditioning unit. This is the ideal sanctuary to unwind after a long day. The second bedroom, located downstairs, offers a built-in robe, plush carpeting, a ceiling fan, and ample natural light, making it a comfortable space for family members or guests. The shared main bathroom, positioned perfectly, features floor-to-ceiling modern white tiling and a large shower. The outdoor area is designed for entertaining and relaxation. A paved undercover area invites family dinners to flow seamlessly outdoors, and a low-maintenance grassed area offers a peaceful oasis for your enjoyment. This property also includes single lockup garaging with rear driveway access, providing secure parking and convenience. Needless to say, the location is more than ideal. Situated in the heart of Lightsview, you will find that everything is at your doorstep. It is a short stroll away from a number of reserves, amenities, schools and the ever popular Northgate Shopping Centre. In range to a number of cute cafe's & restaurants like Jibbi & CO and Ikigai Coffee, also within a 20 minute (approx.) commute to the Adelaide CBD, this property is sure to tick many of your boxes. Check me out: - Modern & stylish, 2015 built - 2 bedroom, 2 bathroom - Custom rendered & cladded facade - Timber-look flooring throughout - Kitchen with gas cook-top & stainless-steel appliances - Meals & living area with split system air conditioning - Master suite with plush carpeting, private ensuite & built-in robe - Second bedroom with plush carpeting & ceiling fan - Main bathroom with modern, white tiling - Paved undercover outdoor area & grassed area - Single lockup garaging with rear driveway access - Short stroll from amenities, schools & reserves - 20 minute (approx.) commute to Adelaide CBD - And so much more... Specifications: CT // 6138/985 Built // 2015 Land // 105 sqm\* Home Size // 109 sqm\* Council // City of Port Adelaide Enfield Nearby Schools // St Gabriel's School & Klemzig Primary On behalf of Eclipse Real Estate Group, we try our absolute best to obtain the correct information for this advertisement. The accuracy of this information cannot be guaranteed and all interested parties should view the property and seek independent advice if they wish to proceed. Should this property be scheduled for auction, the Vendor's Statement may be inspected at The Eclipse Office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. Jayden Kirk - 0422 105 052 jaydenk@eclipse realestate.com.au RLA 277 085