

30 Royal Avenue, Pooraka, SA 5095



House For Sale

Wednesday, 12 June 2024

30 Royal Avenue, Pooraka, SA 5095

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 461 m2

Type: House



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0412900907

\$650,000 - \$700,000

Say hello to this meticulously maintained solid brick home, updated throughout and nestled on a prime corner 461 sqm* allotment. Featuring three bedrooms, including a master with a built-in robe, a sleek renovated kitchen, and ample outdoor space, this home is ready to move in and enjoy while also brimming with possibilities. Welcome to 30 Royal Avenue, situated just moments away from a variety of conveniences. A commanding street presence and spacious front yard greets you, complete with a large deck and ample room for off-street parking. Step inside to find a charming lounge room, flooded with natural light and complete with a ceiling fan, wall-mounted air conditioner, feature mantle, and Jarrah hardwood floors, creating a cozy atmosphere. Continuing to the heart of the home, you'll discover a sleek and sunny galley-style kitchen, equipped with modern cabinetry, floor tiles, and a ceiling fan. The kitchen boasts stainless steel appliances, including a gas cooktop. Explore three well-appointed bedrooms, each featuring the same charming Jarrah flooring, ceiling fans, and air conditioning. The main bedroom offers wall-to-wall built-in robes. The bathroom is light and bright, featuring a built-in bath, corner shower, and built-in vanity. A separate water closet adds to the home's functionality. The location is unbeatable, with Pooraka Triangle and Unity Park just around the corner. These expansive green spaces feature playgrounds, picnic facilities, a dog park, fitness equipment, and a beautiful lake. For daily errands Ingle Farm Plaza, with major retailers like Coles, Kmart, and Aldi, is just a 5-minute drive. The city center is a quick 20-minute drive, making commutes and city adventures convenient. Whether you're looking to move your family in and start enjoying the benefits, seeking a reliable investment, or envisioning your dream home on a prime corner allotment, this property is the perfect choice. Check me out:- Torrens Title- 461 sqm* corner allotment- Three spacious bedrooms- Master bedroom with built-in robe- Front lounge room with glass sliding doors to exterior- Renovated kitchen with sleek stainless-steel appliances- Well appointed bathroom with built-in bath- Separate toilet for added convenience- Ceiling fans throughout- Wall-mounted air-conditioning to bedrooms and lounge- Charming hardwood Jarrah flooring to bedrooms and lounge- Secure single garage plus plenty of off street parking- Secure custom fencing and automatic front gate - Low maintenance yard with large front deck and landscaped gardens- Garden shed- Superb location, minutes from shopping, parks and schools- And so much more... Specifications: CT // 5142/15 Built // 1964 Land // 461 sqm* Home // 150.9 sqm* Council // City of Salisbury Nearby Schools // Pooraka Primary School, Ingle Farm East Primary School, Roma Mitchell Secondary College, Valley View Secondary School 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. Gabe Titmarsh - 0412 900 907 gabet@eclipse realestate.com.au RLA 277 085