

**34/8 Fourth Avenue, Mawson Lakes, SA 5095**

**SA Wealth**

**Sold House**

Thursday, 21 March 2024

34/8 Fourth Avenue, Mawson Lakes, SA 5095

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Pan Katranis

0422625486

## Contact agent

Currently tenanted until July 2024 for \$500/week.SOLD PRIOR TO AUCTIONPresenting this chic and modern townhouse built in 2012, it is guaranteed to impress. With almost minimum maintenance requirement, which makes it a perfect easy-living home for busy couples, young families or downsize retirees, or an ideal rental investment.Corner townhouse with upper floor windows opening way of morning sun and extra natural light. The upper level has three-bedrooms. Master with ensuite and built-in robes saturated in natural light. Bedroom two and three are in fairly good size. A large well-designed bathroom is perfectly located in the middle of two rooms.Situated a short walk to Dry Creek Linear Park, enjoy walking or riding your bike at the nearby trails or take advantage of the many nearby conveniences such as the Mawson Lakes Dog Park, Lakes 24/7 Fitness Centre, local shopping, Uni SA Mawson Lakes Campus, Technology Park plus so much more! What a lifestyle!There is plenty more to love about this townhouse:- 3 Bedrooms, Master with en-suite- 2 bathrooms plus a downstairs guest powder room- Ducted reverse-cycle air conditioning throughout the home guarantees absolute climate comfort.- Secure lock-up carport with automatic roller door.- Private low-maintenance courtyard- Modern open plan kitchen with gas cooking and dishwasherFor more information, please contact Pan Katranis on 0422 625 486 or [pan@encorerealestate.com.au](mailto:pan@encorerealestate.com.au)Disclaimer: The information provided in this advertisement is deemed reliable. We cannot guarantee the information is accurate and we accept no liability for any errors. Interested parties should conduct their own due diligence and verify the accuracy of the information provided and obtain their own professional advice.