

34a Richard Avenue, Mitchell Park, SA 5043

Townhouse For Sale

Tuesday, 30 January 2024



34a Richard Avenue, Mitchell Park, SA 5043

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 207 m2

Type: Townhouse



Jackie Bayly
0414744015



Steve Bayly
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\$680k - \$720k

Going about it's quiet business at the rear of a small group and the conclusion of a no-through road, this slick and spacious townhouse combines the internal living space you would usually find in expansive standalone family homes and packages it up within a compact, easy-care footprint. It's the perfect recipe for fast-paced families and professionals, active downsizers, or savvy investors clued in to Mitchell Park's surging popularity, just a 5-minute drive from Somerton Beach and less than 20 from the CBD. The floorplan is just as savvy, serving expansive open-plan living to a lower level that flows with ease from front to back and draws you to the fully equipped, stone-topped kitchen with stainless steel appliances and a breakfast bar that will step up for casual mid-week dinners. Open spaces bookend the kitchen to give you flexibility in the way you utilise this light-filled level, smoothly transitioning to the paved rear courtyard that will take a large outdoor dining setting without breaking a sweat. Upstairs, a landing/retreat only enhances that flexibility and feeds the main bathroom and three spacious bedrooms, including one with a walk-in robe, ensuite and your name written all over it. Neighbouring the boundless lawns of Hamilton Senior College, a stroll from public transport and moments from Park Holme Shopping Centre, Flinders University and Westfield Marion, there's something for everyone near Mitchell Park. Made for you. -?Enviably rear position in a group of modern homes -?No-through road makes life peaceful all year round -?Lock-up carport with remote entry -?Stylish timber-look floors to lower level -?Bundles of storage, including built-in robes to bedrooms 2 and 3, plus large space under stairs -?Ducted temperature control with zoning -?Dishwasher and gas cooktop -?Separate laundry and powder room -?Alarm provisions -?Ultra low-maintenance with next to no gardening required -?Just 5km from the metro coast (Somerton) CT Reference - 6059/897 Council - Marion Council rates - \$1,640.88 pa Emergency Services Levy - \$143.70 pa SA Water - \$169.37 pq Land Size - 207 m2 approx. Year Built - 2009 All information or material provided has been obtained from third party sources and, as such, we cannot guarantee that the information or material is accurate. Ouwens Casserly Real Estate Pty Ltd accepts no liability for any errors or omissions (including, but not limited to, a property's floor plans and land size, building condition or age). Interested potential purchasers should make their own enquiries and obtain their own professional advice. OUWENS CASSERLY - MAKE IT HAPPEN™ RLA 275403