

**36 Birdwood Terrace, North Plympton, SA 5037**



**Sold House**

Friday, 8 March 2024

36 Birdwood Terrace, North Plympton, SA 5037

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 298 m2**

**Type: House**



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**\$893,000**

Best Offers By Wednesday 20th March @ 12pm This stylish home creates an unbeatable lifestyle, low maintenance and simple while being close to the city and local parks. The home has three generous bedrooms, master with a walk through wardrobe and luxury ensuite featuring a floating vanity and a large shower. Bedroom two is opposite which also includes a built-in wardrobe. Bedroom 3 is located toward the rear of the home which is serviced by the family bathroom, which features a deep soak bath and a separate laundry room with plenty of storage. The kitchen and living/dining rooms were set up with entertaining in mind. The wrap around kitchen bench and an almost endless supply of cupboards and drawers creates a kitchen that will make your friends and family envious. Features include an under bench oven, gas stove, dishwasher, pendant lights and stone benches. The open plan living area overlooked by the kitchen is spacious and cosy, with oversized windows letting in plenty of natural light. Sliding doors open out to the undercover alfresco, fitted with downlights, a ceiling fan and blinds, this will soon become your favourite spot in the home. A stylish front fence and sliding gate make the home private and secure, with a lock up garage and driveway parking for added convenience. Positioned in an excellent location, across the road from the Westside Bikeway and Weigall Oval just down the road which includes tennis courts and playgrounds. Enjoy the convenience of being a 15 minute drive into the city, Kurralta Park shopping centre down the road and local cafes nearby. Key Features- Master bedroom includes walk through wardrobe and ensuite- Bedrooms 2 and 3 are good in size, built in wardrobe fitted to bedroom 2- Spacious kitchen with plenty of cupboard and bench space, under bench oven and gas stove- Separate laundry with storage and sliding door access to yard- Family bathroom with deep soak bath and large corner shower- Spacious and open plan living/dining area- Undercover alfresco with ceiling fan and blinds- Easy care gardens- Garage with roller door plus sliding front gate creating extra secure parking- Ducted reverse cycle air conditioning throughout. Specifications Title: Torrens Title Year built: 2014 Land size: 298sqm (approx) Council: City of West Torrens Council rates: \$1323.40pa (approx) ESL: \$148.25pa (approx) SA Water & Sewer supply: \$173.98pq (approx) All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable. However, the agent and the vendor cannot guarantee the information is accurate and the agent, and the vendor, does not accept any liability for any errors or oversights. Interested parties should make their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted. RLA 242629