

36 Noble Street, Whyalla Stuart, SA 5608



Sold House

Thursday, 29 February 2024

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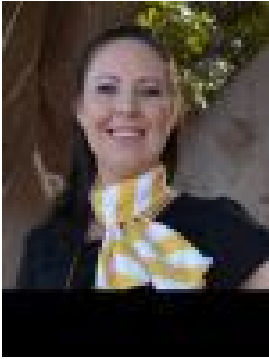
Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 736 m2

Type: House



Leah Kirk

\$237,000

An effortlessly vibrant single home offering a perfect opportunity for a wonderful starter or a worthy investment. Perfectly located on an allotment size of approximately 736m², this brick home was built in 1969 and showcases a neat and light-filled design boasting 3 bedrooms, 1 bathroom and a generous size shed. For the investor, this property is currently tenanted on a fixed term lease until 5th November 2024 at \$280.00 per week rent. As you arrive at the home you are welcomed with a picket fence and tidy gardens plus a single carport with a roller door and exterior window roller shutters for extra added security. The moment you step inside you will notice the warm and welcoming atmosphere to the living room complete with a split system air conditioner for your comfort and timber floorboards. From the living room opens up to a combined kitchen and dining room which continues the timber flooring and features the original cabinetry offering plenty of storage and bench space plus an upright electric oven and stove top. Continuing through to the hallway places 3 good size bedrooms designed for comfort, all complete with blinds and carpeted flooring to compliment each room. Bedroom 1 includes a split system air conditioner and ceiling fan plus bedroom 2 also includes a ceiling fan for the warmer months. Also flowing off the hallway you are met with a functional design bathroom featuring a walk-in shower, a separate bathtub and a basin. Following back through the home leading out to the rear outdoors opens up to a generous size rear yard featuring low maintenance appeal gardens and offers plenty of space for the kids to enjoy and to create as your own. Leading from the carport places a generous size shed complete with concrete flooring offering extra required space for all your storage needs. A perfect combination of comfort and convenience for a joyful living experience for you and your family or your tenants plus this home is set in a great location within close proximity to schools, shops and transport. Don't miss out on this fantastic opportunity and contact Leah Kirk today. Council Rates: Approximately \$1,941.58 per annum Rental Appraisal: Available upon request Disclaimer: We have obtained all information in this document from sources we believe to be reliable; However we cannot guarantee its accuracy and no warranty or representative is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for error or omissions. Prospective purchasers are advised to carry out their own investigations. All inclusions and exclusions must be confirmed in the Contract of Sale.