

37 Willow Bend, Marden, SA 5070



Sold House

Friday, 3 November 2023

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Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 302 m2

Type: House



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Situated in a private enclave overlooking Willow Bend Reserve is this stunning 2002 built 2 storey torrens titled residence. Offering 3 bedrooms, the huge master has a palatial ensuite with spa bath and spectacular park outlook. Bedrooms 2 and 3 have built-in robes and share the 3-way family bathroom. Downstairs is the formal lounge which enjoys views of the Reserve and leads down to the open plan living area. The kitchen has Kleenmaid appliances and central island bench and overlooks the family room which features a pebble gas heater. Sliding doors open out to an amazing outdoor entertaining area with rain sensor vergola and sandstone water feature. Enjoy leisurely strolls along Linear Park in this family friendly location. With Marden Shopping Centre and local cafes in close proximity and a mere 8 minute drive to the CBD this home is ideally suited to the family, downsizer or investor. Zoned for Vale Park and East Adelaide Primary Schools and Marryatville High School. Features: Ducted reverse cycle air conditioning Ceiling fans Auto irrigation 1.9kw solar panels Built-in bbq Purchasing this property as an investment? Talk with Kirsty Clark from our PM team to discuss our exclusive offer to landlords until the 31/12/23** All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal advice. Should this property be scheduled for auction, the Vendor's Statement (Form 1) will be available at the LJ Hooker St Peters office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 61345 RLA 282965 RLA 231015