

38A Cookes Road, Windsor Gardens, SA 5087

Boffo

House For Sale

Thursday, 15 February 2024

38A Cookes Road, Windsor Gardens, SA 5087

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 468 m2

Type: House



Jimmy Wu
0882697711



Jackson Pinchbeck
0455933439

Auction \$550,000

Auction Location: On Site Built in 1994, this well-maintained home is positioned on a comfortable 468sqm (approximate) block with a generous 14.75m (approximate) frontage. Providing dual living areas, a large rear yard, secure carport and a blank canvas if you wish to personalise. Located nearby to the picturesque Linear Park trails, this home will appeal to families or first home buyers looking to get into the market and investors looking to add to their portfolio. Features make this home special:- Three bedrooms, bedroom one offering access to main bathroom, bedrooms two and three complete with built-in robes - Spacious lounge room with split system air conditioner- Valuable second living/dining area with split system air conditioner and skylight - Meals area adjacent lounge with built-in cupboard - Kitchen with large window overlooking the backyard- Bathroom with separate bath and shower + separate toilet- Separate laundry with rear yard access - Pergola overlooking the large backyard, perfect to entertain guests while kids and pets run free- Garden shed- Single carport with automatic roller door- Currently tenanted for \$450 until May 2024 Ideally located only minutes away from Greenacres and Lightsview Village Shopping Centre's, a variety of schools including St Pius X Primary School, Klemzig Primary, Hillcrest Primary, Avenues College and Cedars College. Within easy access to the city via the O-Bahn Klemzig Interchange which is only minutes away. All of this and only 11km (approximately) to the Adelaide CBD and 6.4km (approximately) to all of the shopping and entertainment options that Tea Tree Plaza has to offer. All information contained herewith, including but not limited to the general property description, price and the address, is provided to Boffo Real Estate by third parties. We have obtained this information from sources we believe to be reliable; however, we have not verified and do not guarantee its accuracy. The information contained should not be relied upon and you should make your own enquiries and seek advice in respect of this property or any property on this website. The Vendor's Statement (Form 1), the Auction Contract and the Conditions of Sale will be available for perusal by members of the public - (A) at our office located at 78-80 North East Road, Walkerville for at least 3 consecutive business days immediately preceding the auction; and (B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences. RLA 313174