

3A Dyott Avenue, Hampstead Gardens, SA 5086

HARRIS

Sold House

Wednesday, 3 April 2024

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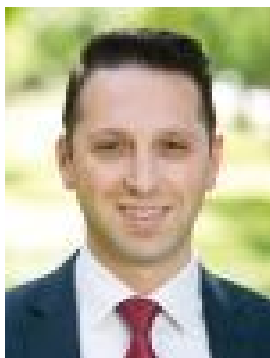
Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 416 m2

Type: House



Paul Alvino
0434857611



Effie Vlachoulis
0412677189

\$975,000

Best offers by 9:30am Wed 10th April (unless sold prior) Delightfully placed in this highly sought after suburb, this is your chance to indulge in a low maintenance, lock-and-leave lifestyle or enjoy this light-filled abode, a home that will truly excite young professionals, executive families or investors looking for a solid investment placed in an attractive inner-city fringe location. Sterling Homes built, an unforgettable impression to all who walk through the front door. An appealing facade sets the tone as you enter, modern design and an abundance of natural light, making this a property you'll be eager to come home to each and every day. The practical layout encompasses four good-sized bedrooms, plus an additional extra-large second lounge/ living area. The master bedroom is complete with walk-in robes and ensuite, while the guest bedrooms are serviced by the centrally located main bathroom. A large, light-filled open plan family, dining and kitchen area is situated at the rear of the home with the kitchen sure to delight the budding chef, inclusive of butlers pantry. From here, move out to the outdoors to the well-maintained backyard, offering space for kids and pets to play, as well as the options to further enhance the space with outdoor kitchen and alike. Completing the layout is a practical laundry with external access, low maintenance gardens, single garage with roller door and a driveway for additional off-street parking. Astute buyers are sure to be impressed with this Torrens titled home, positioned on an easy-care 416sqm approximate allotment. Features that make this home special:- Spacious main bedroom complete with walk-in robes, large ensuite with double vanity, tiled floor to ceiling and stylish window furnishings- Good sized bedrooms 2, 3 and 4, all offering built-in robes- Extra-large second living, providing a very versatile space- Large light filled open plan family, kitchen and dining area- Stylish kitchen featuring walk-in butlers pantry, ample cupboard and bench space, plus stainless steel appliances including a dishwasher and stone benchtops- Modern main bathroom with bath, separate shower and separate toilet, as well as stone benchtops- Practical laundry with external access- Ducted reverse cycle air-conditioning-Lofty 2.7m ceilings throughout-Solar system- Fully fenced, low maintenance backyard with alfresco under the main roof and further options to build out an outdoor kitchen- Extra deep single garage with space for further storage and internal access to the home Located close to many desirable facilities and only a 12-minute (approximate) drive to the city. With both public and private schools nearby, you will be spoilt for choice. A variety of shopping centres are in close proximity including Sefton Plaza, Greenacres and Marden Shopping Centres and the wonderful Walkerville Precinct. The Klemzig O'Bahn Interchange is only 5 minutes (approximately) away by car for a fuss free a quick commute into the CBD. Don't forget the fabulous River Torrens Linear Park is a nearby feature of the area that you and your family can enjoy in the years ahead. Specifications: CT / 6255/241 Council / Port Adelaide Enfield Zoning / GNBuilt / 2022 Land / 416m² Frontage / 9.09m Council Rates / \$1,124pa Emergency Services Levy / \$134.65pa SA Water / \$177.05pq Estimated rental assessment / \$700 - \$770 per week / Written rental assessment can be provided upon request Nearby Schools / Hampstead P.S, Hillcrest P.S, Roma Mitchell Secondary College Disclaimer: 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 and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409