

# 4/11 Deck Crescent, Seaford Meadows, SA 5169

## House For Sale

HARRIS

Wednesday, 17 April 2024

4/11 Deck Crescent, Seaford Meadows, SA 5169

Bedrooms: 2      Bathrooms: 1      Parkings: 1      Area: 188 m2      Type: House



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**\$485k-\$530k**

Best Offers By 12pm Monday 6th May (unless sold prior) Discover the perfect blend of comfort and convenience in this modern residence, ideal for first home buyers, investors, or those looking to downsize. This 2017-built home offers a light-filled and inviting atmosphere, complemented by its low-maintenance design. As you step inside, you are greeted by a sense of warmth and brightness, making it the perfect place to call home. The interior features two bedrooms, both with built-in robes and ceiling fans, offering comfort and convenience. The family bathroom, with access from both the master bedroom and the hallway, is spacious and offers an abundance of storage. The European laundry, cleverly hidden behind a sliding door, includes a built-in cupboard, providing practicality without compromising on style. The heart of the home is the open plan kitchen and living area at the back of the house. The kitchen features 900mm gas cooking appliances, stone benchtops, and pendant lights, making it a chef's dream. The living area, with laminate flooring and split system air conditioning, is the perfect space for relaxation or entertaining guests. Outside, a pergola installed in 2019 adds an additional space for outdoor enjoyment. Fully carpeted and with blinds, this area is usable all year round, offering the perfect spot for alfresco dining or simply relaxing outdoors. Conveniently located, this home is just a short walk from public transport options, including bus stop 80 South Pacific Dr (220m) and Seaford Meadows Train Station (3 minute drive), making commuting a breeze. Seaford Meadows Shopping Centre is also just around the corner, providing easy access to shops and amenities. For those who enjoy the outdoors, the beach is just a short stroll away. The property is zoned to South Port Primary School, Old Noarlunga Primary School, Seaford Rise Primary School, and Seaford Secondary College, providing excellent educational opportunities for families. Specifications: CT / 6135/446 Council / Onkaparinga Zoning / HDN Built / 2017 Land / 188m<sup>2</sup> (approx) Council Rates / \$1420pa Emergency Services Levy / \$109pa SA Water / \$206pq Estimated rental assessment / \$420 to \$450 per week / Written rental assessment can be provided upon request Nearby Schools / South Port P.S, Old Noarlunga P.S, Seaford Rise P.S, Seaford 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