

4 Ballater Avenue, Seaton, SA 5023

House For Sale

Thursday, 30 November 2023

4 Ballater Avenue, Seaton, SA 5023

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 369 m2

Type: House



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When shipshape and super-chic floats your boat, you need a sparkling home like this one! Putting smiles on the faces of downsizers, investors, families and first home buyers, this pristine three-bedroom home bundles everything you seek in one gorgeous, gift-wrapped, perfect package. The location boasts perks like the Royal Adelaide Golf Course and the sunny Grange beachfront within easy reach, while the low-maintenance property gives you the time to enjoy the delight of close-to-coast living. An intuitive and intelligent layout will impress you no end, creating comfort and sassy style with a smart use of space. Experience the unsung pleasure of a well-equipped laundry teaming up with a second bathroom, the bliss of a super-quiet master bedroom, and the benefits of dual-purpose undercover outdoor areas. And as for the all-important kitchen, the drool factor goes beyond the stunning designer aesthetic to include all the ingredients for success: oodles of storage, a deep-set undermount sink with phoenix brass tapware, stainless steel appliances, an induction cooktop, built-in microwave, plumbed fridge cavity and stone benchtops. Further highlights include:

- Stylish design on a fenced, north-facing, 369sqm allotment
- Single garage with auto roller door entry and rear roller door
- Garage access to a single carport or private undercover entertaining
- Floating floors in all three bedrooms with ceiling fans
- Master bedroom has bathroom access, walk-in robe, bay window and roller shutters
- Large two-way bathroom, bath, shower, updated vanity
- Second bathroom with a w/c and shower
- Fabulous laundry with bench and cupboard space
- Tiled floors throughout open plan living and a second lounge
- Divine kitchen with pantry storage, island bench and pendant lighting
- Stainless kitchen appliances including a dishwasher and rangehood
- Split system heating and cooling
- Garden shed
- Full-width rear verandah for outdoor dining
- Tidy lawn and undercover BBQ storage area
- 6.6kw solar panel system
- Security alarm
- Front and rear video security
- Smart Door Digital Lock entry access
- Just 900m to Seaton Park Primary School (unzoned)
- Zoned Findon High School (1.6km)
- Bus stops nearby
- Under a 3km walk or cycle to Grange Beach

Start your day with great coffee at the popular Grange Jetty Café followed by a round of golf and finish with an ocean dip at sunset... this is the life! Council rates / approx - \$TBA p.a SA water / approx - \$TBA p.q ES levy / approx - \$TBA p.a LET'S TALK RLA 267639 Disclaimer: We have in preparing this content used our best endeavours to ensure that the information contained is true and accurate but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements in this property listing. Prospective purchasers should make their own enquiries to verify the information contained in this property listing. All measurements are approximate, and homebuyers are encouraged to undertake due diligence before a property purchase by independently verifying this content.