

**4 Banksia Avenue, Aldinga Beach, SA 5173**

**HARRIS**

**Sold House**

Friday, 3 November 2023

4 Banksia Avenue, Aldinga Beach, SA 5173

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 603 m2**

**Type: House**



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## Contact agent

Best Offers By 12pm Monday 20th November 2023 (Unless Sold Prior) Discover the inviting allure of 4 Banksia Avenue, Aldinga Beach, a beautifully presented family home with all the features you need for comfortable living. Built in 2010, this property is more than just a house; it's a place to call home and create lasting memories. Located at the front of the home is the master bedroom that is a retreat of its own, featuring an ensuite for your convenience, walk-in robe for ample storage and a split system air conditioner. The spacious three-way family bathroom is not just functional but also offers a touch of luxury with a large bath and a sleek laminate benchtop. At the end of a spacious hallway you will find the open-plan living area which is a versatile space, perfectly suited for family gatherings. The well-appointed kitchen, complete with a laminate benchtop, provides everything you need for culinary adventures. This area is complete with a split system air conditioner offering the perfect climate no matter the season. Step outside, and you'll be greeted by a generously sized pitched pergola, creating an ideal setting for outdoor entertainment or simply relaxing and enjoying the tranquil surroundings. Parking will never be a concern with a double garage and a side gate that allows for additional off-street parking, ensuring your vehicles are well taken care of. What truly sets this property apart is its fantastic location. Situated in close proximity to Aldinga Shopping Centre, you'll have access to all your shopping and dining needs. The nearby Aldinga Beach beckons with its stunning coastline, providing opportunities for sun and relaxation. Additionally, the Mukutilla and John Lawrie Reserve is within reach, offering space for outdoor activities and leisure. At present, this property is occupied by tenants, generating a reliable income of \$495 per week, making it an attractive prospect for investors looking for a steady return on their investment. Whether you're searching for a comfortable family home or an investment property with great potential, 4 Banksia Avenue offers it all. Specifications: CT / 5999/22 Council / Onkaparinga Zoning / HDN Built / 2010 Land / 603m<sup>2</sup> Frontage / 16.65m Council Rates / \$1,837.74pa Emergency Services Levy / \$134.65pa SA Water / \$176.79pq Estimated rental assessment / \$520 to \$550 per week / Written rental assessment can be provided upon request Nearby Schools / Aldinga Beach P.S, Aldinga Payinthe College, Seaford Rise P.S, Mount Compass Area School 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