

**4 Bellbird Avenue, Hewett, SA 5118**



**House For Sale**

Thursday, 11 April 2024

4 Bellbird Avenue, Hewett, SA 5118

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 525 m2**

**Type: House**



Maigen Norman  
0418557597



Jared Lund  
0433762225

**\$539,000 - \$559,000**

Your ideal first home, investment or downsizing opportunity awaits in the highly sought-after suburb of Hewett. This charming three-bedroom, two-living area home with a double garage offers modern-day living, comfort and convenience. Located just moments from Hewett Primary School, public transport, Hewett shops and the local community centre, and is only a short drive to the Sturt Highway and the Main Street of Gawler. Features: \* Main bedroom with beautiful bay window, walk-in robe and ensuite. \* Bedrooms 2 and 3 both have built-in robes. \* Second living/ Formal lounge \* Open plan meals and lounge area. \* Kitchen complete with a gas cooktop, walk-in pantry, ample cabinetry and bench space. \* Freshly painted and carpeted throughout. \* Quality window treatments. \* Double garage with automatic panel lift. \* Ducted reverse cycle air conditioning. \* Undercover patio area. \* Low maintenance rear yard with rainwater tank. For further enquiries, please contact Maigen Norman on 0418 557 597. CT/ 5964/636 Internal living / 181m<sup>2</sup> Land size / 525m<sup>2</sup> Year built / 2008 Council rates \$550 per quarter (approx.) 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 either of our two LJ Hooker Property Specialists Real Estate offices for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 305453