

40 Smith Street, Thebarton, SA, 5031

Sold House

Friday, 19 May 2023



40 Smith Street, Thebarton, SA, 5031

Bedrooms: 3

Bathrooms: 1

Parkings: 5

Type: House



Anthony Fonovic
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Charming & Fully Renovated Character Home On The City's Doorstep

Anthony Fonovic & Team Morris are proud to present this immaculately presented stone fronted home boasting fabulous street appeal and a host of character features in one of Adelaide's most highly sought-after locations.

Situated on a generous 696sqm (approx) allotment this home is perfect for the growing family to enjoy ample space to live & park many vehicles. With the large amount of undeveloped land available, there are many options to add your own flavour by extending out to the rear creating your dream open plan kitchen/living/dining, entertaining area, garaging and even a swimming pool.

This home's magnificence begins with its head turning charming façade and elegant arched hallway, timber floorboards and ornamental fireplaces.

Make this your forever home with a brand-new well-appointed kitchen with quality appliances including electric cooking and dishwasher overlooking the dining area.

The formal lounge features a reverse cycle air-conditioning & a ceiling fan to keep you comfortable all-year-round. Bedrooms 1 & 2 feature ornamental fireplaces and all bedrooms with ceiling fans.

The brand-new bathroom offers a vanity with under-sink storage & large shower alcove & is adjacent the separate toilet serviced by its own powder room & opposite the laundry facility.

Conveniently located close to Foodland and the Brickworks Marketplace. After your shopping trip you can enjoy a cheeky beer at The Wheatsheaf and a bite to eat at the local cafes.

Enjoy a range of public transport including buses to the and free trams to the CBD.

Have your pick of quality learning centres with Adelaide & Adelaide Botanic High School zones as well as all major universities along North Terrace in the East and West End precincts.

Just when you thought this location could pack no more convenience, close by you can also enjoy the Linear Park, Bowden with Plant-4, Bonython Park and the Entertainment Centre.

This opportunity is one not to be missed so call Anthony Fonovic now on 0411 513 352 or email anthony@timmorrisre.com for further details.

Specifications:-

Council: West Torrens

Zoning: Established Neighbourhood (Z1506) - EN

Built: 1910

Land Size: 696m² (approx)

Council Rates: \$457.20pq

Water Rates: \$70.80pq

Sewer Rates: \$147.07pq

ES Levy: \$189.90pa

The accuracy of this information cannot be guaranteed & all interested parties should seek independent advice.

RLA 274675