

41 Durham Terrace, Ferryden Park, SA 5010



House For Sale

Tuesday, 19 March 2024

41 Durham Terrace, Ferryden Park, SA 5010

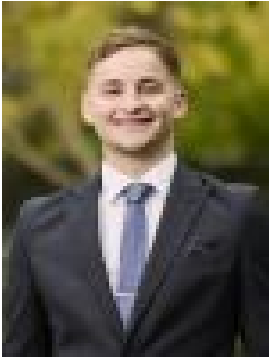
Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 458 m2

Type: House



Savvas Eftimiou
0414263428



Alex Diamond
0407443857

Auction On-Site Sunday 7th April 11:00AM

Nestled amidst tranquil surroundings, 41 Durham Terrace embodies the epitome of suburban living, offering a harmonious blend of comfort, style, and natural beauty. From the moment you arrive, you'll be captivated by the charm and character that radiates from this delightful abode. Set against a backdrop of lush greenery and enveloped by the soothing sounds of nature, this residence presents an idyllic retreat for those seeking a sanctuary to call home. And with three bedrooms and one bathroom, it offers plenty of space to satisfy all of your lifestyle needs. Step through the front porch and into a world of understated elegance. The inviting open-plan layout seamlessly integrates the kitchen, dining, and lounge areas, creating a spacious environment perfect for both intimate gatherings and lively entertaining. The kitchen is a home chef's delight, featuring ample cabinetry with plenty of storage space, modern appliances, a chic tiled backsplash, and plenty of bench space, perfect for cooking or eating. Imagine the delicious homecooked meals you could whip up in this space! Natural light pours through the windows, casting a warm glow upon the wooden floors that grace the lounge area, while the crackling fireplace adds a touch of coziness on cooler evenings.

Key Features:

- Three comfortable bedrooms and one bathroom
- Verandah and front porch for outdoor relaxation
- Covered alfresco area for outdoor entertaining
- Tiled floors in the kitchen/dining area, wooden floors in the lounge
- Fireplace in the lounge area for added warmth and ambience
- Spacious bedrooms with built-in robes and floorboards
- Kitchen with ample white cabinetry, tiled backsplash, and plenty of bench space
- Shed for additional storage space
- Land size of 458 sqm

Situated in the heart of Ferryden Park, this home offers the perfect balance of convenience and tranquility. Enjoy easy access to a range of amenities, including reputable schools such as Woodville Gardens School B-7, The Grove Education Centre, and Woodville High School, ensuring that educational needs are well catered for. For the little ones, Goodstart Early Learning Angle Park provides a nurturing environment for early childhood development. Outdoor enthusiasts will delight in the abundance of recreational opportunities nearby, with the picturesque Ferryden Park Reserve offering ample space for leisurely strolls and picnics amidst nature's splendour. Golf enthusiasts can tee off at the nearby Regency Park Golf Course, while those seeking retail therapy will appreciate the proximity to shopping destinations and dining options. With its enviable location, spacious interiors, and seamless integration of indoor and outdoor living spaces, 41 Durham Terrace presents an unparalleled opportunity to embrace the quintessential Australian lifestyle. Don't miss your chance to make this enchanting residence your own and experience the magic of suburban living at its finest.

Auction Pricing - In a campaign of this nature, our clients have opted to not state a price guide to the public. To assist you, please reach out to receive the latest sales data or attend our next inspection where this will be readily available. During this campaign, we are unable to supply a guide or influence the market in terms of price.

Vendors Statement: The vendor's statement may be inspected at our office for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it starts.

Grange RLA 314 251

Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/ purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign.

Property Details: Council | PORT ADELAIDE ENFIELD Zone | GN - General Neighbourhood || Land | 458sqm (Approx.) House | 173sqm (Approx.) Built | 1956 Council Rates | \$TBC pa Water | \$TBC pq ESL | \$TBC pa