

**41 Scarlet Avenue, Munno Para, SA 5115**



**Sold House**

Friday, 15 September 2023

41 Scarlet Avenue, Munno Para, SA 5115

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 300 m2**

**Type: House**



John Ktoris

0433666129

**\$520,000**

Say hello to the perfect blend of style, comfort, and convenience at 41 Scarlet Avenue, Munno Para. This contemporary 3-bedroom, 2-bathroom Torrens Title residence, built in 2016, is an ideal choice for first-time buyers, growing families, or savvy investors. Nestled on a generous 300 sqm\* of land, this home offers an array of modern features that define comfortable living. As you step inside, you'll be greeted by the clean and timeless elegance of white tiled flooring that spans the entire living space. The heart of the home is the spacious open-plan kitchen, living, and dining area, drenched in natural light. The stylish kitchen hub boasts a walk-in pantry, stainless-steel appliances, a gas cooktop, tiled splashback, and more, making it a haven for culinary enthusiasts. The master bedroom, with its warm timber-look flooring, offers a walk-in robe and a private ensuite, creating a serene retreat. Two additional bedrooms, also generously sized and featuring timber-look flooring and wide windows, ensure ample space for family members or guests. Bedroom 2 comes complete with a mirrored built-in robe. The main bathroom, strategically located, features neutral toned tiling and a built-in bath for relaxation. For added convenience, there's a separate vanity and WC, catering to the privacy needs of a growing family. Entertain effortlessly with a large paved undercover outdoor area, perfect for hosting family gatherings and events. Beyond this, you'll find a spacious grassed area, ideal for outdoor activities and playtime. Parking is a breeze with a single lockup garage and additional front parking. Beyond the listed features, this Munno Para gem offers so much more in terms of modern living and functionality. Don't miss the opportunity to make this your new home or investment property. Situated in the thriving suburb of Munno Para, this home enjoys close proximity to a range of amenities, including schools, parks, shopping centres as well as, bus routes and train stations making it the perfect choice. The area's vibrant community and easy access to major roads ensure a convenient and connected lifestyle for all residents. We'll see you soon. Check me out:- Torrens Title, 2016 built - Ideal 300 sqm\* of land - 3 bedroom, 2 bathroom - 6.27kW Solar System (installed in 2018)- Fronius 5kW inverter- White, tiled floor throughout - Large open plan kitchen, living & dining area - Stylish kitchen with walk in pantry & gas cooktop- Master bedroom with walk-in robe & ensuite - Additional beds include timber-look flooring & wide windows - Main bathroom with neutral tiling & built-in bath - Separate vanity & WC - Large, paved undercover outdoor area- Grassed area for the active family - Single lockup garaging - Fibre to the premises (FTTP) internet connection- And so much more... Specifications: CT // 6129/608 Built // 2016 Land Size // 300 sqm\* Home Size // 172 sqm\* Council // City of Playford Nearby Schools // Mark Oliphant College & Munno Para Primary On behalf of Eclipse Real Estate Group, we try our absolute best to obtain the correct information for this advertisement. The accuracy of this information cannot be guaranteed, and all interested parties should view the property and seek independent advice if they wish to proceed. Should this property be scheduled for auction, the Vendor's Statement may be inspected at the Eclipse Office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. John Ktoris - 0433 666 129 johnk@eclipse realestate.com.au RLA 277 085