

41A Amherst Avenue, Trinity Gardens, SA 5068

Raine&Horne.

House For Sale

Friday, 3 May 2024

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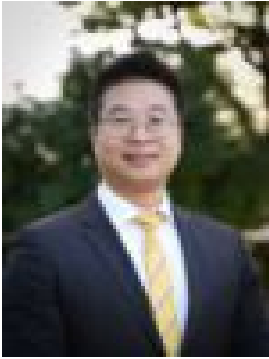
Bedrooms: 4

Bathrooms: 1

Parkings: 3

Area: 809 m2

Type: House



Jacky Yang

0425251113



Constantine Pappas

0423047020

Auction onsite at 2:00 pm on 25/05/2024(USP)

This charming, 1920's character Bungalow sits on a sizeable 809sqm (app) allotment and boasts 4 spacious bedrooms, a modernised kitchen with gas stove, a formal lounge, a renovated bathroom with bath tub and a sprawling rear yard with plenty of scope for future renovation or extension STCC. The bedrooms are all generously sized, with bedrooms 1-3 boasting built in wardrobes. Bedroom 4 could serve as an office or study as well. The updated kitchen overlooks the dining area and features plenty of cabinetry, a stand out Tasmanian Oak bench top and a free standing stainless steel oven. You will certainly appreciate the large rear year yard with plenty of scope for future landscaping, extension and or renovation STCC. Additional Features: -Reverse Cycle AC-Timber Flooring throughout-Carport-Storage Shed-Ornate features throughout-Pleny of scope for future renovation or extension STCC Lifestyle Trinity Gardens is an exclusive, Eastern City suburb only 15min from the CBD and close to all key shopping and entertainment amenities. You are around the corner from The Parade, Firl Plaza and Erindale Shopping Centre. You are zoned for Marryatville Highschool and have excellent public transport options on Magill Road and Portrush Road. The Vendor's Statement (Form 1) will be available for perusal by members of the public at the office of the agent at Raine & Horne Unley, 4/215-217 Unley Road, Malvern for at least 3 consecutive business days immediately preceding the auction and at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction*Disclaimer: Neither the Agent nor the Vendor accept any liability for any error or omission in this advertisement. Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the Form 1.