

42 Pick Avenue, Mount Gambier, SA 5290



Sold House

Friday, 13 October 2023

42 Pick Avenue, Mount Gambier, SA 5290

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 733 m2

Type: House



Alistair Coonan
0422156363



Malcolm Lewis
0429009072

Contact agent

Positioned on a level allotment of approximately 733sqm only a short distance from the CBD of Mount Gambier, 42 Pick Avenue is a solid home with great potential at an affordable price point. Entering the home you're greeted by a spacious and carpeted lounge room, with reverse cycle heating and cooling plus slow combustion heating, and built in bay window seating. This continues through to the updated kitchen and dining space, with electric cooking, dishwasher and moveable island bench to suit your needs. There are three carpeted bedrooms, two including built in wardrobes. The bathroom includes walk in shower, bathtub and convenience of a separate toilet. Wet areas are completed with a spacious laundry with linen storage, wash tub and rear access. Outside the home the secure rear yard includes single garage with concrete flooring plus additional storage space, and an extra long concrete drive way offering plenty of off street parking. Services include brand new electric hot water service, town water and sewer supply, and small rainwater supply plumbed to the laundry. Situated alongside the Railway walking track and showgrounds, with schools, popular bakery, supermarket and the South Eastern Hotel all within short walking distance, this could be a fantastic starter for the growing family looking to enter the property market. Contact Alistair or Malcolm to arrange your viewing today. RLA - 291953

Additional Property Information: Approx Property Age: 1975 Land Size: 733sqm Council Rates: \$328 per quarter Water Rates: \$154 per quarter Rental Appraisal: A rental appraisal has been conducted of approximately \$330 - \$350 per week