

46C Creslin Avenue, Ingle Farm, SA 5098

House For Sale

Tuesday, 7 May 2024

46C Creslin Avenue, Ingle Farm, SA 5098

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 288 m2

Type: House



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\$559,000 - \$579,000

This wonderfully presented, courtyard home was built in 2007, is located in the valuable suburb of Ingle Farm and is sure to offer you a lifestyle of convenience. This low maintenance home features three bedrooms as well as a lovely open plan living, kitchen and dining area, perfect for first home buyers, investors and downsizers! Perfectly positioned adjacent to Ingle Farm Shopping Centre, this home has all the desired amenities close at hand. On offer are an abundance of cafes and restaurants, Aldi and Coles for your weekly groceries as well as Priceline Pharmacy and Australia Post for your convenience. The quality public and private schools close by include Ingle Farm Primary, East Para Primary, Valley View Secondary, St Paul's College and Cedar College. Furthermore, stunning parks and reserves surround the home and include Walkley Park, Golding Oval and Makin Reserve, allowing you to embrace the outdoors. Key features include: > The master bedroom offers a ceiling fan, built-in robes and direct access to the bathroom. > Two additional bedrooms with a ceiling fan and built-in robe to bedroom two. > Step further throughout the home and you will encounter a light filled, open plan living, kitchen and dining area which offers a ceiling fan and connect seamlessly together, making this the perfect space to spend time with loved ones. > The generously sized kitchen features a double sink, an electric cooktop, ample cabinetry, a split system air conditioner and is complete with valuable breakfast bar seating. > Enter the backyard through a sliding glass door where you will be greeted with a lovely pergola which offers blinds, a ceiling fan and a heater, allowing you to dine outdoors with family and friends all year round. > The neutral bathroom offers convenient two way access. > The laundry includes built-in cabinetry. > Secure garage parking for one vehicle. > Additional parking or boat / caravan storage is available at the side of the property which offers drive thru access via Adrian Street. Details: Certificate of Title | 5979 / 688 Title | Community Title Year Built | 2007 Land Size | 288 sqm approx Cooktop | Electric Council | City of Salisbury Council Rates | \$441.38 pq Water Rates | \$155.56 pq Community Rates | \$TBC pq All information provided has been obtained from sources we believe to be accurate. However neither the agent or vendor guarantee this information and we accept no liability for any errors or omissions. All interested parties should seek their own independent legal advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at Lands Real Estate's office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 1609.