

**47 Trigg Street, Blair Athol, SA 5084**

**Sold House**

Thursday, 11 April 2024



47 Trigg Street, Blair Athol, SA 5084

**Bedrooms: 3**

**Bathrooms: 2**

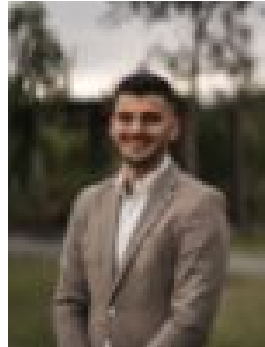
**Parkings: 4**

**Area: 410 m2**

**Type: House**



David Paladino  
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Paul Radice  
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**\$904,000**

Behold the brilliance of 47 Trigg Street, Blair Athol in all its renovated glory. A conventional home built circa 1955, it wears its age like a badge of honour, yet delights with contemporary updates to please modern-day sensibilities. Nestled in a pocket of suburban serenity, this three-bedroom home presents a picture-perfect vision for families, first homebuyers, downsizers, professionals and investors alike. Its strong curb appeal and polished timber floors combine with high, decorative ceilings to create an atmosphere of yesteryear charm married with the conveniences of today. Wander through the home to discover a fully tiled, updated main bathroom including a full sized bath, providing a touch of luxury. A modern shaker kitchen boasts stone benchtops, a breakfast bar, induction cooktop and dishwasher. The master bedroom equipped with new custom built in wardrobes and the all important ensuite. Outside, landscaped gardens provide an enchanting backdrop for the undercover entertainment area, while the double carport features an electric roller door for easy access. 47 Trigg Street is a tasteful blend of old-world charm and modern sophistication. A place where classic and contemporary coexist harmoniously. Welcome to your next chapter in Blair Athol.

**What you will Love:** Double Brick Completely renovated throughout Master bedroom with ensuite and built-in robe 3 spacious bedrooms with 2 stylish bathrooms Main bathroom complete basin, shower and bath Polished timber pine flooring 2.85m high ceilings Modern state of the art kitchen with stone bench tops Brand new appliances with electric cooktop and dishwasher Reverse cycle heating/cooling - zoned Ample storage/linen space Brand new hot water service Character and ornate features Window blinds throughout Outdoor undercover entertainment area with servery New automatic roller door This property enjoys convenient access to various amenities, including prominent shopping centres such as Sefton Plaza and North Park. Public transportation is readily available just a short distance away on Prospect Road. Families with children will find the proximity to esteemed educational institutions advantageous, with schools like St Paul Lutheran School, St Brigid's School, Blair Athol North School B-7, Our Lady of the Sacred Heart College, Roma Mitchell Secondary College, Blackfriars Priory School, and many others in close vicinity." Please contact David Paladino on 0421 649 255 or Paul Radice on 0414 579 011 for your enquiries.

Specifications: CT / 6111/488 Council / City of Port Adelaide Enfield Zoning / General Neighbourhood Built / 1955 Land / 410m<sup>2</sup> Council Rates / \$264 PQSA Water / \$155 PQ