

49 Parsons Road, Dernancourt, SA 5075



House For Sale

Tuesday, 6 February 2024

49 Parsons Road, Dernancourt, SA 5075

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 630 m2

Type: House



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Auction On-Site Saturday 24th February 12:30PM

Discover the epitome of modern family living at 49 Parsons Road, Dernancourt. This contemporary residence offers a tranquil retreat from the hustle and bustle of everyday life, providing a perfect blend of comfort, style, and convenience. From the moment you step onto the property, you'll be captivated by its inviting ambience and thoughtful design. Enter through the front door into a light-filled interior that exudes warmth and sophistication. The spacious layout is ideal for both relaxation and entertaining, with every detail meticulously crafted to enhance your lifestyle. Unwind in the spacious lounge room with connecting dining room, graced with floorboards and wooden wall accents. Embrace the versatility of the separate rumpus room in the backyard, offering additional space for relaxation or entertainment. The well-appointed kitchen is a chef's delight, featuring ample timber cabinetry, a dishwasher, Puratap water filter, built-in gas stove, and an electric oven. Enjoy the three spacious bedrooms, all fitted with ceiling fans and built-in robes for comfort, while the master bedroom provides a welcome retreat with French doors to the front porch, perfect for enjoying your morning coffee. Indulge in the main bathroom with a large spa bathtub, an open shower, toilet, and vanity storage. Added functionality is found with an additional toilet located in the laundry room. Whether you're enjoying a family gathering on the decked verandah featuring a heater strip, pull-down blinds, and water misters, or diving into the in-ground pool - perfect for entertaining and cooling off on hot days, this home offers endless possibilities for creating lasting memories. Additional features include a large chicken coop in the rear yard, a gated secure frontage, security system, and split system air conditioners in the lounge, rumpus, and second bedroom ensuring year round comfort. Secure parking can be found in the double garage, the double carport, and sealed driveway. Situated in a prime location, 49 Parsons Road offers easy access to a range of amenities and attractions. Explore the nearby Tristania Reserve, just a short five-minute walk away, or venture to Linear Park for a leisurely day outdoors. With Tea Tree Plaza and Dernancourt shopping centres within easy reach, as well as the O'Bahn and a variety of schools nearby, this home ensures convenience at every turn. Experience the perfect fusion of comfort and convenience at 49 Parsons Road - schedule your viewing today and make this modern family retreat your own.

Property Features:

- Three-bedroom and one-and-a-half-bathroom home with rumpus room
- All bedrooms have ceiling fans, carpet floors, and built-in robes
- The master bedroom has French doors to the front porch
- Spacious lounge and dining room with a corner window, a ceiling fan, floorboards, and timber wall features
- The kitchen has a dishwasher, Puratap, built-in gas stove and an electric oven, with ample timber cabinetry, and vinyl floors
- The expansive bathroom has a large spa bath, open shower, toilet, and vanity storage
- Internal laundry room with attached second toilet
- Split system air conditioning in the lounge room and second bedroom
- Three storage cupboards in the hallway
- Rumpus room in the backyard with split system air conditioning and ceiling fan
- Blinds and curtains fitted throughout the home
- Security system installed for peace of mind
- Gas hot water system for efficient hot water
- Spacious decked verandah for entertaining with blinds, water misters, and ceiling strip heater
- Indulge in the large, in-ground swimming pool
- Chicken coop in the rear yard along with a herb garden
- Front porch to soak in the surrounding greenery
- Large front verandah or carport, garage with automatic roller door, and extra parking in the sealed driveway
- Gated front yard for security

Schools: The nearby unzoned primary schools are Dernancourt School, Wandana Primary School, Avenues College, Charles Campbell College, and Paradise Primary School. The nearby zoned secondary school is Avenues College. Information about school zones is obtained from education.sa.gov.au. The buyer should verify its accuracy in an independent manner.

Auction Pricing - In a campaign of this nature, our clients have opted to not state a price guide to the public. To assist you, please reach out to receive the latest sales data or attend our next inspection where this will be readily available. During this campaign, we are unable to supply a guide or influence the market in terms of price.

Vendors Statement: The vendor's statement may be inspected at our office for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it starts.

Norwood RLA 278530 Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/ purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign.

Property Details: Council | Tea Tree Gully Zone | GN - General Neighbourhood \\ Land | 630sqm (Approx.) House | 248.9sqm (Approx.) Built | 1973 Council Rates | \$TBC pa Water | \$TBC pq ESL | \$TBC pa