

5/1 Cleland Avenue, Unley, SA 5061

Smallacombe

Sold House

Saturday, 13 April 2024

5/1 Cleland Avenue, Unley, SA 5061

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 115 m2

Type: House



Robyn Coles

0419836129

\$1,011,000

~ Auction: Saturday 27th April @ 11:00am (unless sold prior) ~With a sunny North facing outlook to a wide expanse of manicured lawns & trees ~ Charles Walk ~ is this immaculate well-constructed and secure Terrace home built in 2014.This lovely residence was previously leased to a fabulous, fastidious Tenant with great rental return (vacant possession upon Settlement). The choice is yours ~ invest and be rewarded with great capital growth and peace of mind or move in to experience everything this location has to offer!Enter through a secure gate to the private paved patio for alfresco entertaining or to the rear from Cleland Avenue via the large double garage and wide driveway for direct secure entry into the home.Brimming with space and style, this 3-bedroom residence is in a superb lifestyle location with Adelaide CBD just across the nearby parklands and cosmopolitan King William Road ~ Adelaide's leafy premium dining & shopping precinct ~ just a minute's walk away!A huge tiled open plan living/dining is a welcome surprise when entering the home. Large sliding doors to the front paved patio provide for seamless indoor/outdoor entertaining. The dining area is spacious and adjacent to the modern two-toned kitchen with breakfast bar, stainless steel oven with gas cook top, dishwasher and walk-in pantry.There is a generous laundry with separate powder room plus additional under stair storage room. Valuable direct access from the kitchen to the large high ceiling double garage with remote roller door & extra space for even more storage and shelving provides for security and convenience.With high ceilings, large open plan living spaces, ducted reverse cycle air conditioning throughout and an alarm system, the free-flowing layout ensures low maintenance lock up and leave comfort, security and contemporary sophistication.The fully carpeted first floor living is spacious and filled with plenty of natural light. The master bedroom is lavishly sized, creating a private sanctuary, indulged with its own North facing sunny balcony, built-in robes and a bright luxe ensuite with a huge walk-in shower. This is separated from bedrooms 2 & 3 by a spacious family room/upstairs retreat. Two further queen size bedrooms, both with built-in-robes, are separated by a second full size bathroom.Situated in the Village precinct just off King William Road, the home indulges a leisurely cosmopolitan lifestyle with a myriad of dining and shopping choices adjacent the Adelaide parklands and CBD. Excellent transport options with tram & bus nearby, and excellent independent schools plus quality public education school zoning including Glenunga International High.Two stylish levels of contemporary modern luxury ~ delivering an enticing setting for everyday living, entertaining & lifestyle in such a prime and highly sought city fringe location.Council: City of UnleyCouncil Rates: \$1,464.85 per annumSA Water: \$193.93 per quarterESL: \$167.90 per annumCommunity Rates: \$171.04 per quarterLand Size: 115sqm (approx.)Year Built: 2014Zoning: Urban Renewal Neighbourhood