

**5 Blaxland Avenue, Woodcroft, SA 5162**

**House For Sale**

Tuesday, 19 March 2024

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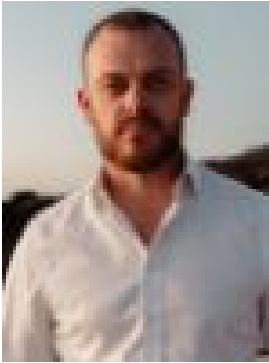
**Bedrooms: 4**

**Bathrooms: 1**

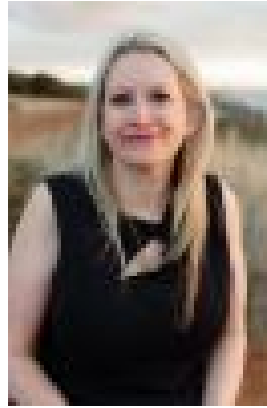
**Parkings: 3**

**Area: 572 m2**

**Type: House**



Stu Costello



Sharon Gledhill  
0415674911

**\$625k-\$675k**

Contact Stu Costello for more information or to register your interest. Welcome to your new family haven! This delightful four bedroom home, built in 1990, is nestled on a generous corner block, offering ample space and comfort for your loved ones. Enjoy the durability and elegance with a mix of tiled and slate flooring in the large family room with its cozy fireplace for those chilly evenings. The timeless, modern kitchen overlooks the garden and offers a large 900mm gas cooker, dishwasher and plenty of storage and bench space. Boasting a versatile floor plan with an extra living space and multi use rooms this home provides ample accommodation for the whole family. Enjoy the convenience of a modern bathroom with separate toilet facilities, and the laundry facilities make chores a breeze. Let your imagination run wild in the expansive garden space, perfect for outdoor activities and gardening enthusiasts, while easy side access ensures convenience for parking and outdoor storage needs. Host gatherings and celebrations in all seasons with ease in the spacious undercover entertaining area with power and overhead heating. Ample parking is provided with an oversized carport and driveway. Store tools, equipment, work or relax all year round in the lined and powered shed/studio with insulation and its own split system. The home also comes with evaporative cooling and a 1.5kw Solar system to help with those energy bills. Enjoy the convenience of nearby quality schools, parks and a choice of shopping centres, plus a short commute to the city. Don't miss out on the opportunity to make this wonderful family home yours. Specifications: Land Size | 572m<sup>2</sup> House Size | 131m<sup>2</sup> Year Built | 1990 Heating / Cooling | R/C A/C & Gas Fire Water | Instant Gas NBN | Yes Gas Connected | Yes Solar | Yes Council | Onkaparinga Rates | \$1,797.65 p/a Title | Torrens CT | 5238/762 Rental Est. | \$570-\$590 p/wk Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at our Costello & Co office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. The Vendor reserves the right to sell or withdraw the property from sale at any time during the campaign. RLA 323381