

# 5 Brookside Walk, Aberfoyle Park, SA 5159

## House For Sale

Tuesday, 28 November 2023



5 Brookside Walk, Aberfoyle Park, SA 5159

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 814 m2**

**Type: House**



Rachael Farror



Danielle Comer  
0431560402

**\$785k - \$825k**

Please contact Rachael Farror or Danielle Comer for viewing times. This beautifully presented four-bedroom family residence is situated on an elevated allotment towards the end of a quiet cul-de-sac, boasting an inviting kerbside appeal. As you enter through the front door, a neat hallway welcomes you, guiding you to the right where you'll find a formal lounge and dining area adorned with charming rosettes on the ceiling, and to the left, discover the master suite featuring a ceiling fan, walk-in robe, ensuite, and an adjacent study/nursery for convenience. Continue down the hallway to unveil the heart of the home – an open-plan kitchen, family living, and casual dining area. The stunning kitchen boasts stone benchtops and quality appliances, including a dishwasher and gas cooktop, along with a breakfast bar seamlessly connecting to the living space. Maintain comfort throughout the seasons with ducted evaporative cooling and ducted gas heating throughout the entire home. The remaining three bedrooms are tucked away at the back of the home, just off the main living area. Each bedroom features built-in robes and convenient access to the main bathroom, equipped with a separate vanity and toilet – an ideal setup for guests. Additional storage is provided by a linen cupboard in this area. For those who like to entertain outside, glass sliding doors from the open-plan living area lead to a charming entertaining space with a pitched roof pergola, overlooking the tiered backyard, offering ample room for kids and pets to play and explore. Valuable extra features include a double carport with roller doors, two garden sheds, gas hot water, and NBN connectivity. The roof has recently been restored, and gutter guard has been added - designed to prevent leaves, pine needles, and other debris from accumulating in your gutters. This property's location is second to none, surrounded by local amenities, including the Aberfoyle Hub Shopping Centre, public transport, and popular public and private schooling options. Don't miss the opportunity to make this four-bedroom home in Aberfoyle Park your own. It's a place where luxury and functionality come together to create the ideal living space for you and your family. All floorplans, photos and text are for illustration purposes only and are not intended to be part of any contract. All measurements are approximate and details intended to be relied upon should be independently verified. Magain Real Estate Happy Valley RLA | 222182