

# 55 Kanangra Road, Dernancourt, SA 5075



## House For Sale

Tuesday, 19 March 2024

55 Kanangra Road, Dernancourt, SA 5075

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1270 m2**

**Type: House**



Len Allington

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## Contact Agent

Set on a massive 1270m<sup>2</sup> irregular allotment, this superbly appointed, double storey family size home has been tastefully renovated to create a comfortable residence for the largest of families. Balmoral Reserve Just across the street is a very large reserve equipped with everything you need for a great day out. With tennis and netball courts, BBQ grills, drinking fountain, multiple shaded picnic tables and toilet facilities - open daylight hours, 7 days a week. Large gum trees run through the middle of the park, providing plenty of shady areas to sit under and enjoy a picnic or birthday party. The reserve features two separate playground areas suitable for all ages, including child friendly equipment for the little ones and a fun adventure course for older kids. Welcome to Dernancourt Shopping Centre only a few minutes away. Your fresh, local, and convenient neighbourhood shopping centre. For those wanting to stay in shape you have Goodlife Health Club close by. Dernancourt Medical Centre where "the doctors and nursing staff are very experienced compassionate practitioners who care and listen and incorporate methods of care guided by best practice standards." Schools are close by with Dernancourt Primary and Kindergarten. Private Schools close by include Kildare, Charles Campbell, and Saint Ignatius College. For those daily commuters, you're only 16 minutes to Adelaide CBD. Some of the additional features include. Superbly renovated bathroom, toilet, and laundry. Galley style kitchen with tasteful renovation that melds style with functionality. Quality tiles and floating floors. 16 solar panels. Instantaneous gas hot water service. 2 x Carrier Quietline reverse cycle air conditioners. Wall split reverse cycle air conditioner. Gas heating. NBN Connected. Built in wardrobes to 5 of the bedrooms. Carport for 2 vehicles. Don't miss this rare and attractive offering in this tightly held pocket of homes. Call or email Len today for inspection arrangements 0411 860 385 [len.allington@spartners.com.au](mailto:len.allington@spartners.com.au)