

55 Rutherglen Avenue, Valley View, SA 5093



House For Sale

Wednesday, 5 June 2024

55 Rutherglen Avenue, Valley View, SA 5093

Bedrooms: 4

Bathrooms: 1

Parkings: 1

Area: 688 m2

Type: House



Sheela Gupta

Auction on site at 3.00 pm on 15/06/2023 (USP)

Welcome to 55 Rutherglen Ave, Valley View - a sanctuary for you and your family. This property holds a special place in our hearts at FairDeal Real Estate. Nestled in a peaceful and welcoming neighbourhood, this house sits proudly on a generous 688m² (approx.) corner allotment. Full of personality and light, this home ticks all the right boxes. Through the hallway you can discover 4 spacious bedrooms, a welcoming living room, a kitchen and dining area that exude charm, a separate laundry, and bathroom. The newly painted walls create a warm and inviting atmosphere. Along with natural light, new down lights have been installed to illuminate the kitchen & living spaces. But that's not all - this home offers modern comforts like heating and cooling to ensure your family's comfort all year round. Step outside into the beautifully landscaped backyard, where gatherings and laughter await. With plenty of space for hosting parties, a sun room/playroom, and a lush garden adorned with fruit trees - this backyard is truly a beauty. The house is in close proximity to St Pauls College, Wandana Primary School, Valley View Secondary School and childcare. Public transport and shopping centres in Gilles Plains and Ingle Farm are minutes away. This home provides convenience and accessibility for your family's needs. There is Founders reserve and a Dry creek linear trail that has playgrounds and dog parks all in walking distance for you to enjoy. Make memories in this house that will last a lifetime. Come and experience the warmth and love that 55 Rutherglen Ave has to offer. What we love about this house: -☑️ Corner block approximately 688m² -☑️ Large front yard with a beautiful view of the Dry Creek -☑️ 4 bedrooms -☑️ Master bedroom with full size wardrobe -☑️ Room 2 and 3 have wardrobes -☑️ Abundance of storage in the kitchen -☑️ Down lights installed in the living room, kitchen and all 4 bedrooms -☑️ Private rear garden that is fully fenced off, offering a secure area for children and pets to play in -☑️ Roller door/secured garage -☑️ Tiles in living room, kitchen and hallway -☑️ Sunroom/Playroom -☑️ Ducted reverse cycled air conditioning Make this house your home. Don't miss out on this great opportunity, contact FairDeal Real Estate. Disclaimer: (The information and photos are for illustrative purposes and cannot be relied for accurate dimensions Fairdeal Real Estate and the vendor do not take responsibility for any errors or omissions; responsibility in relation to such documents is disclaimed and denied. It must be emphasized that no information contained within this document is to be related upon for financial or legal purposes. It is your responsibility to obtain independent, and professional advice.) The Vendor's Statement may be inspected at Fairdeal Real Estate office at 647 Grand junction Road, Gepps Cross, SA 5094 for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.