

**59 Green Ave, Seaton, SA 5023**

**Sold House**

Friday, 1 September 2023

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**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 506 m2**

**Type: House**

## Contact agent

Gavl Auction Link: <https://x5u9a.app.goo.gl/EaDVSeller> requests all serious offers prior to auction to be presented for serious consideration. GAVL auction link - <https://x5u9a.app.goo.gl/ACsRA> well presented solid brick home with spacious living rooms, alfresco entertaining a very private rear yard and loads of car accommodation. As you walk in the home you see the lovely family room with combustion heater, adjacent meals area and access to the galley style kitchen. At the Eastern end of the home there is a large family room, which flows out to the alfresco entertaining area and private yard with lawn and decking areas. The alfresco entertaining area also boasts loads of natural light, a pitch roof and is surrounded by café blinds to ensure all year round use! Other great features of the home include:

- BIR's in all bedrooms
- Floating floors in living areas
- Plush carpets in bedrooms
- Central bathroom with bath
- Separate W/C
- Separate laundry with access to side yard and garage
- Family living with meals, gas heater & combustion heater
- Formal lounge with northern facing picture window and bar
- Fully fenced private yard and small lawn area with tubular fence by driveway
- Well presented solid brick home circa 1955
- Rental projection - \$570 - \$590 per week
- Ducted air-con
- Ceiling fans in bedrooms and living areas
- 2nd bathroom and toilet adjacent laundry

A perfect first home, investment or downsize with a real family feel.