

**6 Warrandee Drive, Modbury North, SA 5092**



**Sold House**

Tuesday, 14 May 2024

6 Warrandee Drive, Modbury North, SA 5092

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 730 m2**

**Type: House**



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**\$780,000**

Dream Home Alert at 6 Warrandee Dr, Modbury North! Step into a world of comfort and convenience with this charming 1973-built family home, perfectly nestled on a generous 730m<sup>2</sup> block in the heart of Modbury North (located in The Heights School Zone). This property promises an ideal lifestyle with its well-designed space and modern amenities. Key Features Include:

- Three Cozy Bedrooms: Each room offers tranquility and the space you need for relaxation. All bedrooms have built-in wardrobes.
- Kitchen: Beautiful kitchen with gas cooktop, dishwasher, and plenty of cupboard & bench space.
- Modern Bathroom: A well-appointed bathroom complements the practical layout.
- Spacious Living Areas: With not one, but two living areas, enjoy ample space for family gatherings, entertainment, and quiet evenings at home.
- Climate Controlled Comfort: Experience year-round comfort with reverse cycle ducted heating and cooling, ensuring your home is a haven no matter the season.
- Outdoor Highlights:
  - Effortless Indoor-Outdoor Living: Step out from the kitchen area to a covered outdoor entertaining space. Whether it's outdoor dining or a sunny weekend brunch, this area is perfect for any occasion.
  - Large Shed: The handyman or hobbyist will relish the large shed, ideal for projects or extra storage.
  - Low Maintenance Yards: Enjoy the beauty without the work. The yards are designed for low maintenance, giving you more time to relax and enjoy your surroundings.
- 📍 Location Perks: Located in the friendly community of Modbury North, this home is within easy reach of local schools, shopping centers, parks, and public transport, making everyday life convenient and enjoyable. This property is a must-see for anyone looking for a blend of comfort, space, and functionality. Don't miss your chance to own a piece of Modbury North – a place where memories are waiting to be made. Currently tenanted until 10th September 2024, however tenants could move out earlier. 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 inquiries and obtain their own legal advice.