

64 Barnes Avenue, Marleston, SA 5033

HARRIS

House For Sale

Wednesday, 22 November 2023

64 Barnes Avenue, Marleston, SA 5033

Bedrooms: 3

Bathrooms: 1

Area: 325 m2

Type: House



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Marleston is the city-fringe suburb you never knew you needed, making this modern three-bedroom home the logical conclusion for downsizers, social urbanites, professionals and young families alike in search of something spacious, comfy and so easy. You are welcomed by a well-manicured front garden and a welcoming entrance. The exterior boasts a stylish facade with a harmonious mix of brick and contemporary finishes, creating a visually appealing and low-maintenance exterior. As you step through the front door of this captivating home, a sense of warmth and welcome envelops you, inviting you into the heart of gracious living, with timber look floors continued through out the home. The three bedrooms are generously sized, offering comfortable sanctuaries for rest and rejuvenation. Each room is designed with an emphasis on both comfort and contemporary style. This mid-west locale offers walks with your pet/s to West Torrens Dog Park, family picnics within Rex Jones Reserve, shopping trips to Kurralta Central, coffee or brunch at Froth & Fodder and an easy 5km trip in each direction to both the coastline and CBD. - Torrens-titled, easy-care allotment- Pet friendly secure back and front yard- Gas cooktop- Built-in robes to bedroom 1 and bedroom 2- Low-maintenance timber look floorboards- 350m to public transport Specifications: CT / 6192/270 Council / West Torrens Zoning / HDN Built / 1952 Land / 325m² Frontage / 11.75m Council Rates / \$1119.70pa Emergency Services Levy / \$165.64pa SA Water / \$158.63pa Estimated rental assessment / Written rental assessment can be provided upon request Nearby Schools / Richmond P.S, Plympton P.S, Cowandilla P.S, Plympton International College Disclaimer: 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 enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409