

**6A Burford Road, Henley Beach South, SA 5022**

**House For Sale**

Wednesday, 6 December 2023



6A Burford Road, Henley Beach South, SA 5022

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 424 m2**

**Type: House**



Jae Curtis  
0872257877



Jayden Lugg  
0435137911

## Best Offer By 18/12 at 5pm (USP)

Occupying a prime position along Burford Road, this effortlessly stylish courtyard home offers all the right elements for low maintenance family living in the heart of Henley Beach South. Built with quality, space and functionality in mind, this rare single storey home has been maintained to an immaculate standard and is ready for you to move right in and immediately enjoy an enviable coastal lifestyle defined by complete convenience and absolute quality. Nestled amongst some of Henley Beach South's finest family homes in a highly desirable and tightly held location, this three-bedroom residence boasts an incredibly functional floorplan featuring a large master suite, two additional bedrooms, well-appointed bathrooms (including an ensuite), spacious living/dining areas, a functional kitchen and complete an outdoor space for entertaining guests. There's so much to love about this Burford Road address, with the stunning beaches of Henley Beach South just a short stroll away, and the ever-popular Henley Square providing immediate access to trendy cafés, award-winning restaurants, and a variety of local shops to facilitate an enviable lifestyle defined by complete convenience. This is a fantastic family-friendly location with picturesque reserves in every direction, including on your doorstep, and access to reputable schools that include Henley High, St Michaels College & Fulham Gardens Primary. This is more than just a home, it's a lifestyle – your future awaits.

**Key Features:**

- Master suite featuring a large bedroom with walk-in wardrobe and ensuite complete with shower, toilet, and vanity
- Two additional bedrooms – both generous in size and Bedroom 2 featuring a built-in wardrobe
- Functional kitchen featuring quality benchtops, ample pantry/cupboard space, and quality appliances
- Centrally positioned family bathroom complete with shower, bath, toilet, and vanity
- Spacious, open-plan living and meals areas adjacent to the kitchen and opening out to the verandah
- Laundry featuring ample cupboard space and convenient external access
- Quiet and tranquil outdoor setting including low maintenance gardens and an undercover courtyard area
- Double Car Garage with automatic roller door and drive through access providing ample off-street vehicle accommodation
- Ducted Air conditioning installed throughout the home for year-round comfort
- Private and secure residence within a family friendly pocket of Henley Beach South
- Immediate access to beautiful parks and reserves within close proximity to the home

**Additional Features Include:-**

- 3.5kw Solar Panels
- Ceiling fans to bedrooms
- Security screen doors and windows

Perfect for families, those looking

**Specifications:** Year Built / 2007 Land Size / 424M2 (Approx) Council / Charles Sturt Council Rates / TBC

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 advice. RLA 254416