

# 6b Fairfax Terrace, Torrensville, SA 5031

NOAKES  
NICKOLAS

## Sold House

Wednesday, 15 May 2024

6b Fairfax Terrace, Torrensville, SA 5031

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 245 m2

Type: House



Callan Eames  
0881663989



Matt Brook  
0881663989

**\$780,000**

Tucked to the back of its no-through street to offer privacy and peace, this contemporary three-bedder grants a quiet haven within a thriving cosmopolitan suburb placed perfectly between city and sea. Designed to suit all of walks of life but especially those looking for a property with minimal need for upkeep, the home boasts a neutral palette upon an easy-care combination of floating floors and sleek tiles. Three sunny bedrooms form the left wing of the footprint, beginning with a spacious master that boasts both walk-in robe and ensuite. Bedrooms two and three share access to a crisp main bathroom, before arriving at an open plan hub made accommodate both day-to-day living and entertaining. Headlined by a contemporary kitchen that delivers the convenience of stainless-steel gas cooktop and dishwasher, the plentiful cabinetry is backed up by even more storage space within the generous butler's pantry. Extending to an easy-care courtyard through sliding doors, you'll find a sunny spot to catch your daily dose of rays under the deciduous Crepe Myrtles, along with a patch of lawn that caters for both kids and pets without demanding any upkeep. Positioned practically in the centre of both the city and coastline, you'll love the effortless 6km trip in either direction for the weekday commute or weekend leisure. Henley Beach awaits at the end of the nearby Linear Park track, meeting a mecca of entertainment, restaurants, Esplanade walks and summer swims, whilst closer to your front door you can find every cuisine imaginable along with trendy cafés, gourmet shopping amenities, reserves and playgrounds. Even more to love:- Excellent investment potential- Secure garage with internal access- Extra off-street parking behind electric gates- Solar system- Daikin ducted R/C air conditioning- 600m to bus stop- Zoned for Underdale High- Footsteps to Torrensville Primary, Woolworths Hilton & Frank Norton Reserve- Moment to Hamra Centre Library, Tenison Woods & Adelaide Airport Land Size: 245sqm Year Built: 2016 Title: Community Title Council: City of West Torrens Council Rates: \$1221.55 PASA Water: \$166.30 PQES Levy: \$140.70 PA 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. If this property is to be sold via auction the Vendors Statement may be inspected at Level 1, 67 Anzac Highway, Ashford for 3 consecutive business days and at the property for 30 minutes prior to the auction commencing. RLA 315571.