

6B Moules Road, Magill, SA 5072



House For Sale

Thursday, 1 February 2024

6B Moules Road, Magill, SA 5072

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Jimmy Wu
0882697711



Jackson Pinchbeck
0455933439

Auction \$880,000

Auction Location: On Site This elegant Torrens Titled residence is impeccably situated in the prestigious suburb of Magill. Offering contemporary comfort and low maintenance living, all that's left to do is move in and relish the lifestyle on offer. Providing a generous open plan living, kitchen and dining area that flows effortlessly through the double doors to the pitched roof verandah and sunny grassed area. A generous garden shed and double length garage under the main roof complete the offering. An ideal home to live in or an outstanding investment property due to strong rental demand in the area. This is a property that is worth inspecting! Features that make this home special:- Master suite with generous walk-in robe and ensuite- Bedrooms 2 and 3, both complete with built-in robes- Valuable fourth bedroom or study - Bright open-plan living, meals and kitchen area - Modern kitchen with stainless steel oven, gas cooktop and dishwasher complete with abundance of cupboard and bench space - Sparkling three-way bathroom with bath and shower - Separate laundry with cupboard and external access- Recently installed brand new ducted air conditioning - Paved pitched roof verandah perfect for outdoor entertaining - Low-maintenance backyard with garden shed- Two rainwater tanks - Double length garage with automatic panel door and both internal and external access Superbly located only minutes away from all the shopping and entertainment options that The Parade and Firlie Plaza have to offer. In close proximity to a variety of excellent public and private schools, including Morialta Secondary College, Uni SA Magill and Rostrevor College. All this and only 7.7km (approximately) to the CBD! All information contained herewith, including but not limited to the general property description, price and the address, is provided to Boffo Real Estate by third parties. We have obtained this information from sources we believe to be reliable; however, we have not verified and do not guarantee its accuracy. The information contained should not be relied upon and you should make your own enquiries and seek advice in respect of this property or any property on this website. The Vendor's Statement (Form 1), the Auction Contract and the Conditions of Sale will be available for perusal by members of the public - (A) at our office located at 78-80 North East Road, Walkerville for at least 3 consecutive business days immediately preceding the auction; and (B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences. RLA 313174