

# 7 Desmond Avenue, Pooraka, SA 5095

## Sold House

Saturday, 12 August 2023

7 Desmond Avenue, Pooraka, SA 5095

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 699 m2

Type: House



Jarrad Watkins  
0401517711

**\$638,000**

This great home sits on a spacious 699 sqm allotment, offers an 18.6 meter frontage (approximates) and appeals to a range of buyers. Offering a generous lounge room, two bedrooms and a huge north facing backyard, this home is waiting for you to make it your own! Perfectly situated in the ideal location of Pooraka, this home is within walking distance to various parks and reserves including Desmond Ave Park, Bentley Green and Lindblom Park. Down the road you will find Foodworks Pooraka to cater for all your weekly groceries and you can also find Ingle Farm Shopping Centre a short drive away which offers an abundance of shops, cafes and restaurants. Quality schools nearby include Seda College SA, Pooraka Primary School, Ingle Farm Primary School and Endeavour College. Features include: > The inviting formal lounge room provides you with space to relax and wind down with loved ones and offers a split system air conditioner and a ceiling fan for year round climate control. > Two bedrooms with a ceiling fan to bedroom one. > The kitchen and dining room intertwine seamlessly providing you and your family with the perfect space to wind down and enjoy meals together.> The light filled kitchen comprises a gas cooktop, a double sink and ample cabinetry. > The bathroom includes a bath, shower and vanity with a separate toilet. > Step outside to the spacious backyard which provides you with so much room to host family and friends all year round. > Laundry with valuable external access. > The carport offers drive thru access to the secure parking shed allowing undercover parking for two vehicles. Details:Certificate of Title | 5173/832Title | Torrens TitleYear Built | 1961Land Size | 699 sqm approxFrontage | 18.6 meters approxCooktop | GasCouncil | City of SalisburyCouncil Rates | \$391.41 pqWater Rates | \$153.70 pqCOVID 19 - Safety ProtocolsLands Real Estate is working directly with the current government requirements associated with Open Inspections and Auctions. Please note that social distancing will be required at this open inspection as well as the use of the provided sanitizer products.All information provided has been obtained from sources we believe to be accurate. However neither the agent or vendor guarantee this information and we accept no liability for any errors or omissions. All interested parties should seek their own independent legal advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at Lands Real Estate's office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 1609.