

7 Mayflower Court, Mount Gambier, SA 5290

House For Sale

Friday, 14 June 2024



7 Mayflower Court, Mount Gambier, SA 5290

Bedrooms: 3

Bathrooms: 2

Parkings: 5

Area: 880 m2

Type: House



Sara McManus

0438708281

\$540,000-\$590,000

Discover this charming 3-bedroom, 2-bathroom home nestled in the heart of Mount Gambier. Built in 2013, this modern residence offers a perfect blend of comfort and practicality, making it an ideal choice for first-time buyers or savvy investors. The bedrooms provide a cozy retreat, all with built-in-robies while the bathrooms are both functional and stylish. The kitchen is modern with dishwasher, double sink, gas & electric cooking and walk in pantry. The open lounge has a slow combustion heater as well as a reverse cycle air conditioning unit to cool you down in Summer. Outdoor al fresco dining with beautiful rural views to watch the sunset and enjoy a family bbq. There's plenty of room for car enthusiasts or those in need of additional storage space with a 4 bay garage and a single garage under the main roof. Solar panels are fitted at the property with 32 in total and the property is fully fenced to secure your family pet. Mayflower Court is situated in a quiet cul de sac and close to schools such as McDonald Park Primary School, St. Martin's Lutheran School and new Child Care Centre's, ensuring a smooth daily routine for children. Close by is the shopping precinct at Conroe Heights Shopping Centre and the property is within proximity of the retail and dining options at the Marketplace. Seize this incredible opportunity to secure your dream home in one of Mount Gambier's most sought-after areas. Contact Sara McManus today to arrange a viewing! Extra Information: Council Rates / \$1,583.36 p/a SA Water Supply Charge / \$74.20 p/qtr SA Water Sewer Supply / \$86.03 p/qtr Independent Rental Appraisal / \$440-\$460 per week Build Year / 2013 Land Size / 880m² Council / City of Mount Gambier Zoning / Surburban Neighbourhood 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 advice. Please read the Consumer and Business Services Form R7 http://www.cbs.sa.gov.au/assets/files/form_r7_warning_notice.pdf in reference to any financial or investment advice contained within this communication. Liability limited by a scheme approved under Professional Standards Legislation.