

7 Sunshine Place, Blakeview, SA 5114

Sold House

Tuesday, 5 September 2023



7 Sunshine Place, Blakeview, SA 5114

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 773 m2

Type: House



Mike Lao

0882811234



Tyson Bennett

0437161997

\$480,000

*For an in-depth look at this home, please click on the 3D tour for a virtual walk-through or copy and paste this link into your browser*Virtual Tour Link: <https://my.matterport.com/show/?m=shrxdqLC9NWT>To submit an offer, please copy and paste this link into your browser: [https://www.edgerealty.com.au/buying/make-an-offer/Mike Lao, Tyson Bennett and Edge Realty RLA256385](https://www.edgerealty.com.au/buying/make-an-offer/Mike%20Lao,%20Tyson%20Bennett%20and%20Edge%20Realty%20RLA256385) are proud to present to the market this delightful three-bedroom family abode located on a sprawling 773sqm block within a quiet cul-de-sac. With a modern interior, landscaped easy-care gardens and a lovely location surrounded by greenery, this residence offers a breath of fresh air for a wide range of buyers. Take your pick from the multiple living spaces here, from the lounge at the front of the house, perfect for receiving guests; to the open plan living area at the rear with a fireplace, ideal for cosying up for some quality time together. Your kitchen comes complete with a gas cooktop and electric oven, ample storage space, sweeping benchtops and a breakfast bar for informal meals. To the side, a dining room provides a space for more formal dinners, with stunning views of the backyard.You'll have three bedrooms offering a peaceful retreat, two with built-in robes. The bathroom is tiled, and offers options for both a speedy shower and a more relaxing soak in the tub. There's a separate toilet within the laundry offering absolute convenience for busy households.If you love to entertain or enjoy dining outdoors, then the expansive verandah is sure to impress. There is an abundance of space to host gatherings with loved ones, plus you'll enjoy the perfect amount of peace and privacy thanks to the surrounding gardens bursting with greenery. Connecting to this space is a sunny patio area providing the perfect spot to fire up the BBQ or roast marshmallows on your fire pit.Fantastic features include:- Two living areas, separate dining room and three bedrooms- Ducted evaporative air-conditioning throughout- Fireplace in the open plan living- Kitchen with gas cooking and a built-in pantry- Roller shutters and coded keyless entry for security and privacy- Low maintenance gardens with a lemon tree- External shed to store tools and equipment- Single carport with a roller door and drive through accessYou'll live in a family-friendly location in walking distance to schools, shopping centres and public transport. Cherrytree Park and Blakes Cossing Shopping Centre are all within easy reach, as is Playford Primary, Catherine McAuley, Blakeview Primary, Trinity College and Craigmore High Schools.Call Mike Lao on 0410 390 250 or Tyson Bennett on 0437 161 997 to inspect!Year Built / 1990 (approx)Land Size / 773sqm (approx) Frontage / 8m (approx)Zoning / GN-General NeighbourhoodLocal Council / City of PlayfordCouncil Rates / \$1,742 pa (approx)Water Rates (excluding Usage) / \$614.80 pa (approx)Es Levy / \$105.15 pa (approx)Estimated Rental / \$470-\$510pwTitle / Torrens Title 5226/206Easement(s) / NilEncumbrance(s) / To Park Valley Estates Pty. Ltd.Internal Living / 108.7sqm (approx)Total Building / 165.3sqm (approx)Construction / Brick Veneer Gas / Connected Sewerage / Mains For additional property information such as the Certificate Title, please copy and paste this link into your browser: <https://vltre.co/xFcWgJ>Edge Realty RLA256385 are working directly with the current government requirements associated with Open Inspections, Auctions and preventive measures for the health and safety of its clients and buyers entering any one of our properties. Please note that social distancing is recommended and all attendees will be required to check-in.Disclaimer: We have obtained all information in this document from sources we believe to be reliable; However we cannot guarantee its accuracy and no warranty or representation is given or made as to the correctness of information supplied and neither the Vendors or their Agent can accept responsibility for error or omissions. Prospective Purchasers are advised to carry out their own investigations. All inclusions and exclusions must be confirmed in the Contract of Sale.