

70 Gascoyne Avenue, Hillcrest, SA 5086



Sold House

Tuesday, 20 February 2024

70 Gascoyne Avenue, Hillcrest, SA 5086

Bedrooms: 4

Bathrooms: 1

Parkings: 6

Area: 711 m2

Type: House



Todd Fromme
0430913636



Oliver Bishop
0478419999

\$816,000

Constructed in the 1950's to offer a solid and spacious home base, this four-bedroom residence is ready to change hands for the first time in over three decades. Sitting on a sprawling 710sqm (approx.) parcel, the footprint offers over 200sqm of comfortable living, allowing plenty of scope for a family to make their own, remodel, rebuild or develop (STCC). Behind a tidy façade framed by lush lawn and established gardens, the spacious lounge and dining zone extends upon polished timber floorboards, providing a cosy space for winter movie nights around the gas fire. Slate tiles connect to a timber-clad kitchen beautifully updated with Omega stainless-steel appliances to provide a charming cooking space and casual dining arena. Positioned peacefully to the front of the home, the master suite is the first of four bedrooms to each boast plush carpets and central access to a main bathroom with shower, bath and separate toilet. Taking pride of place in the palm-fringed backyard, immaculate gardens provide a secluded setting for your morning coffee or evening outdoor meal. There is plenty of space for family vehicles and recreation equipment, with a wealth of undercover parking and garaging spanning from front to back of the lengthy allotment. From the front boundary, you're perfectly positioned to access Northgate, Greenacres and Gilles Plains shopping precincts, in addition to public transport, quality schooling and so much more... Even more to love:

- Development & subdivision potential (STCC)
- Ducted evaporative cooling
- Ceiling fans
- Generous shedding
- 600 to both bus stop & Ray Norton Reserve
- Zoned for Roma Mitchell Secondary College
- Moments to Cedar College, St. Pius X, St. Paul's College & Hillcrest Primary
- Proximity to North Adelaide, Norwood Parade & the CBD

Auction Pricing - In a campaign of this nature, our clients have opted to not state a price guide to the public. To assist you, please reach out to receive the latest sales data or attend our next inspection where this will be readily available. During this campaign, we are unable to supply a guide or influence the market in terms of price.

Vendors Statement: The vendor's statement may be inspected at our office for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it starts.

Norwood RLA 278530 Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign.

Property Details: Council | Port Adelaide Enfield Zone | GN - General Neighbourhood \\ Land | 710sqm (Approx.) House | 214sqm (Approx.) Built | 1952 Council Rates | \$1,144.15 pa Water | \$161.70 pq ESL | \$280.70 pa