

**70 Windsor Grove, Windsor Gardens, SA 5087**



**Sold House**

Thursday, 17 August 2023

70 Windsor Grove, Windsor Gardens, SA 5087

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 586 m2**

**Type: House**



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**\$729,000**

This well presented 3-bedroom family home is ready to welcome you. Located within walking distance to Torrens Linear Park, this established home offers a separate rumpus room and low maintenance garden. Features Include:- 3 bedrooms, 2 with ceiling fans- Bedroom 2 has built in robes- Timber kitchen has gas cooker and plenty of cupboards with open plan meals area- Formal lounge has cosy gas heating and split system air-conditioner- Bathroom and separate W.C- Separate laundry with external access- Huge separate rumpus room has tiled floor, wood combustion heater and ceiling fan- Single auto roller door to carport with room for 2 cars- Auto external roller shutters to front window- Toolshed- Land size 591 m2 (approx.)- Rental potential \$400 - \$415 pw (approx.)- Year built 1968 The gardens are a blank canvas for you to enhance and enjoy your own way. You will enjoy the perfect balance of suburban tranquility and urban convenience. Located close to Klemzig Primary, St Pius X and East Marden Primary schools, a short 50m walk to Linear Park and playground and with bus stop and transport routes nearby. The Adelaide CBD is only 9kms approx. away. This one is a winner! (You should assess the suitability of any purchase of the land or business in light of your own needs and circumstances by seeking independent financial and legal advice.)