

**75 Price Avenue, Clapham, SA 5062**



**Sold House**

Thursday, 19 October 2023

75 Price Avenue, Clapham, SA 5062

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 400 m2**

**Type: House**



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**\$800,000**

Deceptively spacious, quieter than you expected and more stylish than you ever bargained for, this two-level 3-bedroom home is the edgy surprise packet you never knew you needed, as neat and tidy as they come and tucked away on its own corner allotment where Adelaide's serene foothills meet a plethora of daily conveniences. Whether it's the expansive master bedroom's polished concrete floors and fully-tiled ensuite, the kitchen's moody black colour scheme and stone benchtops or the engineered oak floors and exposed brick wall that define the open-plan lower floor; its dotting, long-standing owner has left an indelible mark on this ultra-versatile home. With two additional bedrooms, a retreat and yet another sleek fully-tiled bathroom on the upper floor alone, this low-care home should be high on the 'wish list' for many walks of life, all just a stroll from train and bus stops, not to mention moments from Mitcham Square, Scotch and Mercedes Colleges and so much more. Surprise! Features we love...- Fully renovated and impeccably presented throughout- Flexible floorplan, perfect for young families, professionals and downsizers alike - Spacious open-plan living flows effortlessly from front to back - Huge master bedroom with walk-in robe, ensuite and stackable doors/external access - Stylish kitchen with Ceasarstone benchtops, dishwasher and 900mm freestanding Glem oven/gas cooktop - Stone-topped vanities and full-height tiling to all wet areas - Separate laundry - Terrace balcony to bedroom two - Double carport - Ultra low-care gardens and paved rear patio/courtyard - Corner parcel - Moments from Pasadena Green and Mitcham Square - Zoned for Clapham Primary School - Less than 20 minutes from the city and metro coast CT Reference - 5518/860Council - City of MitchamCouncil Rates - \$1,418.15 paSA Water Rates - \$169.37 pqEmergency Services Levy - \$157.25 paLand Size - 400m<sup>2</sup> approx.Year Built - 1974Total Build area - 198m<sup>2</sup> approx.OUWENS CASSERLY - MAKE IT HAPPEN™ RLA 286513