

**7A Limbert Avenue, Seacombe Gardens, SA 5047**



**Sold House**

Thursday, 16 November 2023

7A Limbert Avenue, Seacombe Gardens, SA 5047

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 380 m2**

**Type: House**



Robbie Leigh

**\$850,000**

Contact Robbie Leigh or Levi Sakkas from Magain Real Estate for all your property advice. This 2019 built Torrens Titled home, nestled in a fantastic location presents one of Secombe Gardens best opportunities in the market. Enjoy the easy and convenient lifestyle this modern floorplan has to offer. Boasting 3 bedrooms, 2 bathrooms, 2 family living areas, study, generous open plan living, family dining and spacious kitchen with plenty of Storage and gas cooking. Featuring Solar Panel System, Ducted/Zoned reverse cycle heating/cooling, undercover outdoor entertaining, single remote car garage, low maintenance gardens, garden shed and plenty of lawn space for the kids and pets to play. A delightful family home that will not be on the market for long. Highlights:- 2019 Build- Solar Panel System - Prime Location- 3 Bedrooms (BIR/ Main with WIR)- Additional Study Room- 2 Bathrooms (Main Bed with Ensuite)- Open Plan Living- Second Living/Lounge (Feature Lighting)- Floating Floors- Generous Dining Area- Spacious Kitchen with Island Bench- Breakfast Bar- Gas Cooking- Dishwasher- Quality appliances- Instant Gas Hot Water- Ducted Reverse Cycle Heating/Cooling (Zoned)- Laundry- Paved Outdoor Undercover Entertaining- Single Car Remote Garage- Lawn Area - Low Maintenance Gardens- Garden Shed

Enjoy an easy and convenient lifestyle in this perfect location. Picture yourself just minutes from Westfield Marion, SA Aquatic Centre, Flinders Hospital and University. The Southern Expressway is close by with plenty of public transport links available, quality schools, local shops and a short drive to Brighton Beach. Look forward to seeing you at the open inspection soon! All floor plans, photos and text are for illustration purposes only and are not intended to be part of any contract. All measurements are approximate, and details intended to be relied upon should be independently verified. RLA 222182