

8 Pix Road, Davoren Park, SA 5113



Sold House

Tuesday, 23 January 2024

8 Pix Road, Davoren Park, SA 5113

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 690 m2

Type: House



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\$452,000

Delightfully located just a short walk to The Fields Shopping Centre, local reserves and public transport, this 1965 constructed residence offers an ideal start-up opportunity for younger buyers wishing to live on larger allotments, or the perfect investment solution for your portfolio. Crisp floating floors and fresh neutral tones flow throughout a generous 3 bedroom layout. A bright living room provides a great space for your everyday relaxation, while a combined kitchen/dining room offers functional amenities including wide double sink, breakfast bar, freestanding electric stove and ample cupboard space. All 3 bedrooms are well portioned, all double bed capable. A bright main bathroom with bath over shower and separate toilet provide valuable amenities while a clever walk-through laundry with rear yard access completes the interior. The fun begins outdoors where a large lock-up backyard offers more than enough space for the kids to run and play. There is so much scope for your future outdoor improvements and plenty of space for those who enjoy the garden. Secure vehicle parking is available behind double gates, while a single galvanised iron garage offers extra storage and lock-up vehicle accommodation if required. All nestled in a fabulous area so close to local amenities, this one is affordable and adorable with plenty on offer for the younger growing family. Briefly: * 1965 constructed residence on generous large allotment * Block size of approximately 690m² * Great location close to local shopping, reserves and public transport * 5 spacious rooms across a 3 bedroom design * Crisp floating floors and fresh neutral tones * Bright living room with dual windows and ample natural light * Combined kitchen/dining room * Kitchen features functional amenities including wide double sink, breakfast bar, freestanding electric stove and ample cupboard space * Bright main bathroom with shower over bath * Walk-through laundry with rear yard access * Massive backyard with generous lawn area * Single galvanised iron garage * Lock-up gates for secure vehicle parking Ideally located with Kalara Reserve, Stebonheath Park, Davoren Park, John Hardy Reserve & North Lakes Golf Course all in the local area. Zoned to quality primary education at John Hartley School B-3 and high school zoning at Mark Oliphant College. Quality private schools in the area include St Columbia College, Garden College, Trinity College & Hope Christian College. The Fields Shopping Centre is just around the corner, perfectly for your everyday requirements with Playford Alive and Munno Para Shopping Centres a short drive away. Public transport to the city can be found just a short walk away at Broadmeadows Railway Station. Please note that this property is currently tenanted. See tenancy details below; Lease Type: Fixed Lease End Date: 20/06/2024 Current Rent: \$280 per week For more information, contact Brijesh Mishra on 0430 140 905 or Monique Kingsada on 0402 041 637. The Vendor's Statement (Form 1) may be inspected at 493 Bridge Road, Para Hills SA 5096 for 3 consecutive business days before the auction and at the auction for 30 minutes before it commences. **DISCLAIMER:** We have in preparing this document using our best endeavours to ensure the information contained is true and accurate but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document. RLA 326570