

**8 Tina Court, Elizabeth Park, SA 5113**



**Sold House**

Thursday, 14 December 2023

8 Tina Court, Elizabeth Park, SA 5113

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 288 m2**

**Type: House**



Gareth Dickins  
0882559555

**\$395,000**

Gareth Dickins is proud to present to the market your next family home located at 8 Tina Court, Elizabeth Park. Nestled within the confines of a secure gated community in Elizabeth Park, this meticulously maintained three-bedroom residence, constructed in 2011, presents an excellent opportunity for discerning buyers. Currently occupied by a long-term tenant under a fixed lease agreement until March 2024, the property commands a weekly rental income of \$390. The dwelling showcases an array of contemporary features, including built-in robes in all three bedrooms, a pristine three-way bathroom, and a European-style laundry. The well-appointed kitchen boasts ample cupboard space, modern appliances such as a dishwasher, and gas cooking facilities. The open-plan meals area seamlessly connects with the inviting family room, creating an ideal space for relaxation and entertaining. Enhancing the aesthetic appeal, the living areas are adorned with elegant floating floorboards, while the reverse cycle climate control system ensures optimal comfort throughout the year. The convenience extends outdoors, with a carport featuring a roller door under the main roof, providing direct access to the interior of the home. Positioned within a charming gated estate, residents of this property will relish the proximity to local amenities, including nearby shops, Elizabeth Park Primary School, St Thomas More School, and Fremont Park. Excellent schools and amenities are easily accessible, along with the Elizabeth City Centre and local train stations. Commuting to the city is a breeze, with a travel time of under 45 minutes, while the scenic Barossa Valley region is a mere 30-minute drive away. Call Gareth Dickins for more information or times to inspect! Disclaimer: We have in preparing this document used 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. RLA155355