

89 Black Road, Flagstaff Hill, SA 5159



House For Sale

Thursday, 15 February 2024

89 Black Road, Flagstaff Hill, SA 5159

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 843 m2

Type: House



Anthony and Emma Ward

AUCTION Price Guide \$650k

"Under Instructions from the Executor of Estate" Charming and Updated 3-Bedroom Gem Nestled in Flagstaff Hill's Heart Welcome to this beautifully updated 3-bedroom home situated in the heart of Flagstaff Hill. Boasting an expansive 843sqm allotment with an impressive 24-meter frontage (both approx.), this property offers a spacious and inviting atmosphere perfect for family living. Upon entering, you're greeted by a separate entrance leading into a generously sized lounge/dining area, complete with a split system air conditioner for year-round comfort. The modernized kitchen, featuring a second meals area plus sitting area, provides a stylish and functional space for culinary endeavours. The main bedroom boasts an ensuite and built-in robes for added convenience. While the second bedroom is equipped with its own air conditioner. A linen press ensures ample storage space. Outside a double-length carport UMR offers secure parking for vehicles. For outdoor enthusiasts, the property includes a verandah for entertaining, garden shed and toolshed, complementing the low-maintenance gardens that surround the home. Nestled in the highly sought-after suburb of Flagstaff Hill, this property offers convenience and lifestyle in equal measure. Enjoy easy access to various shopping centres and public transport options, making errands and outings a breeze. Nearby, are esteemed private and public schools to cater for growing families. Nature lovers will delight in the proximity to Flagstaff Hill Gorge, with its picturesque walking trails just a short trek away. With convenient access down Flagstaff Hill Road to the CBD, this location truly encompasses the best of both worlds. Don't miss your opportunity to make this true family home yours. At the request of the Executor this property will Not be Sold Prior to Auction. Please Note: The Vendor's Statement may be inspected at the office of Better Homes and Gardens Real Estate 195 Wakefield Street, Adelaide SA 5000 for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition, working condition and size of fixtures included in the sale) Interested parties should make their own inquiries and obtain their own legal advice. RLA 302688