

**9/5 Coventry Street, Mawson Lakes, SA 5095**

**NOAKES  
NICKOLAS**

**Sold House**

Thursday, 18 January 2024

9/5 Coventry Street, Mawson Lakes, SA 5095

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 148 m2**

**Type: House**



Callan Eames  
0431471470



Matt Brook  
0490677015

**\$537,000**

Encapsulating easy-care living over three trendsetting levels, this c2014 tri-level townhome combines stylish features with a functional and fuss-free layout in the heart of progressive Mawson Lakes. Perfectly presented within a gated group to move straight in or lease without lifting a finger, the ground floor is accessed internally through a secure garage, making way to an air-conditioned first bedroom - or perfect home office - with private access to both ensuite and courtyard. The open plan first floor spans from a seamlessly integrated and neutral kitchen sure to spark cooking inspiration with stainless-steel gas cooktop and stone benchtops, right through to dining, living, balcony and beyond. Foolproof to flat share, grow your family or reside solo, both carpeted bedrooms of the second level are fitted with spacious built-in robes, ceiling fans and share access to a pristine main bathroom – just toss a coin to score the master with yet another south-facing balcony. You'll soon become duly accustomed to the incumbent lifestyle, brimming with scenic strolls around the lakes, local shopping amenities, restaurants, cafés and fairways, whilst the city is easily accessible via a 20-minute train, bus or car ride. Coventry Street is the definition of forward-thinking, low maintenance living at its absolute finest. Even more to love:- Excellent investment potential- Private, gated group- Secure garage- Additional off-street carpark- Filtered water & pull-out kitchen taps- Easy-care & durable timber-look flooring- Ducted R/C air conditioning- Ceiling fans- Roller shutters- Walking distance to Mawson Lakes Primary, University & train station- Zoned for Parafield Gardens High School  
Title: Community Council: City of Salisbury Council Rates: \$1249.20 PASA Water: \$153.70 PQES Levy: \$151.80 PA Community Rates: \$272 PQ  
Disclaimer: 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. If this property is to be sold via auction the Vendors Statement may be inspected at Level 1, 67 Anzac Highway, Ashford for 3 consecutive business days and at the property for 30 minutes prior to the auction commencing. RLA 315571.