

94A Finniss Street, Oaklands Park, SA 5046

**NOAKES
NICKOLAS**

House For Sale

Thursday, 15 February 2024

94A Finniss Street, Oaklands Park, SA 5046

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 493 m2

Type: House



Zac Watts

0448217726

\$670K

Auction Sunday the 3rd of March at 9:30am (Unless Sold Prior). Set on a sublime & sun-filled 493sqm Torrens-titled parcel, this c1971 home has undergone a significant remodel to deliver a contemporary and stylish home base between both city and sea. Behind the immaculately maintained façade, a front-facing master waits ready to offer built-in robes, crisp ensuite and external roller shutters for those essential Sunday sleep-ins. From the polished timber floorboards of the central living and dining, you're invited to relax and entertain in comfort no matter the season thanks to ducted air conditioning and cosy gas heating. Guaranteed to always keep your company close and well-fed, the adjoining kitchen is fitted with updated appliances including Westinghouse gas cooktop, under bench electric oven and Dishlex dishwasher, complimenting an expanse of both bench and cupboard space. Privately enclosed to the rear of the footprint, two additional bedrooms provide spacious quarters upon soft carpets for the younger generation to call their own, serviced by a family-friendly bathroom with separate bath and shower. There is as much to adore about the outside as there is to love about the interior, with a wealth of both undercover entertaining and parking stemming from the sunlit timber deck, secure rear garage and lengthy carport. Extending to a rear garden that has a little something for everyone, from the lush patch of a lawn to the flourishing backdrop of garden beds – kids, pets and adults are all sure to love time spent out here. Promising nothing but a cosmopolitan lifestyle from its ultra-convenient locale, you're 400m from every Westfield Marion amenity and even closer to the local bus stop, whilst a 5-minute car trip will have you soaking up the summer sun and café culture along the famed Jetty Road strip. Even more to love:- Solid double brick construction- Undercover parking for up to five vehicles- Built-in robes to bedrooms 1 & 2- Ducted evaporative cooling- Gas heating- Ceiling fan over dining area- Powered shed- Zoned for Seaview High School- Walking distance to Westfield, Marion Oval, Oaklands train station & SA Aquatic Centre- Proximity to Marion Primary, Warradale Primary, Sunrise Christian School, Westminster, Flinders Uni & Hospital Land Size: 493sqm Frontage: 9.85m Year Built: 1971 Title: Torrens Council: City of Marion Council Rates: \$1415.75 PASA Water: \$109.25 PQES Levy: \$130.10 PA 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.