

1 Chase Grove, Vale Park, SA, 5081

Raine&Horne.

House For Sale

Sunday, 8 September 2024

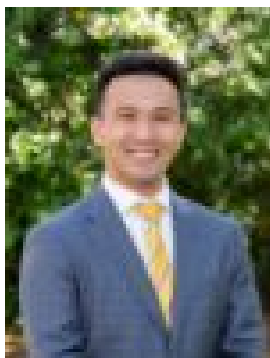
1 Chase Grove, Vale Park, SA, 5081

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Jeremy Nguyen
0401399886

Dual Potential: Comfort Living with 20m Wide Frontage

Looking for a comfort stay or investment for now, and eyeing for development potential (S.T.C.C.) or huge value growth in future? Dual potential at one stroke!

Discover a rare gem in the highly sought-after suburb of Vale Park. Set on a generous 694sqm block with a wide frontage of 20m(approx.), this beautiful 3-bedroom, 2-living contemporary property, in solid double-brick main structure, offers a blend of modern convenience and classic charm.

Prime Location:

- Convenient Commute: A merely 10-minute drive to the city, and within walking distance to the Klemzig O-Bahn Interchange
- Excellent Accessibility: A short stroll to the stunning Linear Park. Enjoy nearby shopping at North East Road or Marden Shopping Centre, and explore the vibrant cafes and shops on Walkerville Terrace.
- Educational Facilities: Located in a desirable school zone with Vale Park Primary School, and within close proximity to reputable private schools including St Andrew's Walkerville, St Peters Primary, Wilderness School, Pembroke School, St Monica's Parish School etc.

Suburb Highlights:

Adjacent to the very premium Walkerville, Vale Park is rapidly becoming one of Adelaide's most prestigious suburbs, offering beautifully maintained streets, a diverse and welcoming community, open parks with Linear Park running through, and easy access to local amenities. The suburb is perfect for families seeking proximity to the city without the high prices of neighboring inner-city areas

Key Features:

- Wide frontage/ entrance (20m approx.) for subdivision potential (S.T.C.C.)
- Hillview potential from the front yard if building double story
- Higher position than backyard neighbour thus having Unblock City View potential from backyard
- 3 Generous Bedrooms: Spacious king-size master bedroom with built-in robe and ceiling fans in bedrooms 2 and 3.
- 2 Spacious Living Areas: Generous formal lounge and dining space, plus an open-plan family living area featuring cosy fireplace.
- 2 Bathrooms & 2 WC's: Main family bathroom with shower and WC, plus a versatile second bathroom and separate WC for added convenience
- Well-equipped Kitchen: Equipped with a gas cooktop, generous pantry and storage, and a convenient servery to the open lounge.
- Versatile and Open plan: Potential space for 4th bedroom, Overlooking the breezy side-yard and backyard from living room and kitchen which has direct access to the very welcoming all weather Alfresco & landscaped rear gardens
- Large windows throughout ensuring brightness and ventilation, with blinds provision for privacy
- Outdoor Alfresco Entertaining: Expansive all-weather decked alfresco area, perfect for entertaining year-round, alongside beautifully landscaped rear gardens.
- Energy saving facility: 6.6kW solar PV system & LED lighting throughout
- Ducted evaporative cooling & instantaneous gas hot water
- Beautiful Timber & Tiled Floor running through for easy maintenance
- Parking & Storage: carport for 2 cars and solid garden shed/workshop, providing ample space for vehicles and tools.

Property Details:

- Frontage 20 meters wide (approx.)
- Zone: GN General Neighbourhood
- Council: City of Walkerville
- Land Size: 694sqm (approx.)
- Built: 1962

Do not sit back and wait to see what happens. Action fast and view immediately at this sensational family home. Call Sophie on 0452618236 for more details!

Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/ purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign. Neither the Agent nor the Vendor accept any liability for any error or omission in this advertisement.

**The Vendor's Statement (Form 1) will be available for perusal by members of the public at the office of the agent at Raine & Horne Unley, 4/215-217 Unley Road, Malvern for at least 3 consecutive business days immediately preceding the auction and at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction.