

**11 Cornwall Court, Woodcroft, SA, 5162**



**House For Sale**

Thursday, 19 September 2024

11 Cornwall Court, Woodcroft, SA, 5162

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**

## Stunning family home with modern comforts in an unbeatable location!

Please contact Rachael Farror or Danielle Comer for viewing times.

Located in the highly desirable suburb of Woodcroft, this attractive family residence boasts impressive kerb appeal at the end of a quiet cul-de-sac, enhanced by manicured gardens and mature trees. Upon entering, you are welcomed into a spacious living area bathed in natural light streaming through a large window, which frames tranquil views of the front garden. This inviting space seamlessly flows into an adjacent sitting area, perfect for relaxation or additional entertaining.

The heart of the home is its modern kitchen, overlooking a casual dining area. Complete with a pantry, high-quality appliances such as a dishwasher, gas cooktop, and brand-new oven, this kitchen is perfect for both entertaining and everyday family life.

The sleeping quarters, situated down a separate corridor to the left of the entrance, feature a generously sized master bedroom and two additional bedrooms, all equipped with built-in robes for ample storage. Adjacent, the well-appointed main bathroom includes a shower, bath, vanity, and a separate toilet for added convenience during busy mornings.

From the family living area, sliding doors open to an outdoor entertaining space, thoughtfully enclosed by café blinds and sheltered under a flat roof pergola. This inviting area overlooks a generous lawn, creating the perfect setting for gatherings and outdoor activities. A compact garden shed is neatly tucked away, providing convenient storage for all your gardening essentials.

Convenience is assured with amenities like a single carport with a roller door, ducted evaporative cooling, ducted gas heating, gas instantaneous hot water, and NBN connectivity.

This meticulously maintained family home not only offers comfort and elegance but also a lifestyle of convenience. Positioned near Woodcroft Market Plaza, local schools including Woodcroft College and Reynella East College, public transport, and recreational facilities, including the nearby Glenthorn National Park, it presents an unparalleled lifestyle opportunity in one of South Australia's most sought-after neighbourhoods in the South. Don't miss the chance to make this exceptional family home your own.

Please note that all floorplans, photos, and text are for illustrative purposes only and are not intended to be part of any contract. All measurements are approximate, and details intended to be relied upon should be independently verified.

Magain Real Estate Happy Valley

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