

**13 Carrington Lane, Lightsview, SA 5085**

**GaryJSmith**

**House For Sale**

Wednesday, 26 June 2024

13 Carrington Lane, Lightsview, SA 5085

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Gordon Costello

0416173052

## Contact Agent

A great opportunity to either move in or rent out this beautifully presented 2-bedroom modern property, with major public amenities close by, including schools, shopping, the popular Waterford Park with facilities such as tennis courts, a BBQ area, and a playground. City driving is convenient with just a short 15-minute drive away. The front entrance offers a porch entry with a large hallway that opens out the main living/kitchen area, equipped with all modern appliances including a dishwasher. The modern bathroom is located conveniently between the 2 bedrooms. The main bedroom features a built-in robe. The laundry is uniquely positioned with bifold door presentation. The outside area offers a good-sized entertaining space, complete with an astro turf grass area for year-round, no-maintenance use. Completing the back area is a single-car carport with a remote-control roller door. Other features include: \* 2.7m high ceilings. \* Ceiling fans in both bedrooms and in living/dining area. \* Heating and cooling are provided by a new reverse cycle split system unit, which is more than adequate for this size of home. This home has much to offer with very low maintenance. Simply move in and enjoy, with schools, shops, and other major amenities close by. Whether you are looking to move in or rent out, this property will surely tick all your boxes. Be quick!