

15 Pyrus Crescent, Andrews Farm, SA, 5114



Sold House

Sunday, 1 September 2024

15 Pyrus Crescent, Andrews Farm, SA, 5114

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House

YOUR LARGE CORNER BLOCK AWAITS

It is with great pleasure that Ray White Angle Vale & Elizabeth and "Team Ulbrich" present this superb three-bedroom, dual living room home set in a quiet pocket in the high demand suburb of Andrews Farm. Nestled among other well presented homes and situated on a 553m² corner block (approx.), it offers low maintenance gardens and lawn, has been recently landscaped by the owner and is tenanted at \$450 per week till the 29th of November 2024. That's over \$9,000 you can put towards your mortgage till then.

As you walk up the paved driveway past the lawn and shrubs and beneath the veranda, quality flows nicely with wooden looking flooring throughout. The master bedroom boasts a built robe and a 2-way updated bathroom which offers a shower, a bath, a separate toilet and a linen cupboard nearby. The remaining bedrooms are also generous in size with bedroom two also offering built in robes. All bedrooms are carpeted. The second living room at the front of the home is an ideal addition to this wonderful floor plan, allowing the children to segregate themselves from the adults in the main living. It could also be used as a space to unwind after a busy day out. The choices here are endless. The laundry provides you with outside access as well.

The open plan kitchen, dining and family area is simply stunning and perfect for endless entertaining. The kitchen offers a pantry, ample bench space, plenty of under bench and above bench cabinetry, quality stainless steel gas and electric appliances perfect for the home chef and the inclusion of a dishwasher ensuring clean ups are a breeze. The dining/family room is perfect for entertaining guests all year round as it comes with a wall heater for those cold winter nights. The home's ducted evaporative air conditioner will also allow you to be in complete comfort through the property all year round.

Venturing outside through the sliding glass doors of the main living space to the backyard you are greeted with a large backyard with plenty of grass for kids and pets to play on. The garden beds along the perimeter of the backyard are particularly appealing and admired as parties take place among family members and friends. There is also a carport currently allowing you to bring vehicles into the backyard and the city of Playford has allowed a Granny Flat to be erected.

With security screens on all doors, an additional graveled driveway to store more than two vehicles off road, future backyard access via your designed gate at the front or side of the allotment, a home security system, a fire pit to toast your marshmallows under the stars and a conveniently located garden shed, this home is certainly one to drum up significant interest from the astute investor or first home buyer.

FEATURES YOU WILL LOVE:

- Tenanted at \$450wk till 29/11/2024
- 553m² block (approx.)
- 136m² build (approx).
- 1998 build
- located in a quiet pocket
- Paved driveway
- Front veranda
- Wooden look flooring throughout
- Master bedroom BIR
- Bedroom two of three with a BIR
- All bedrooms are carpeted
- 2-way bathroom with a shower, a bath, a separate toilet and a basin
- Laundry with outside access
- Kitchen with quality stainless steel gas and electric appliances and a pantry
- Large main living with a wall heater

- Second living room
- Ducted evaporative air conditioning
- Large backyard with ample grass
- Flower beds
- Fire pit
- Garden shed
- Provision for a Granny Flat
- Security screens
- Security cameras
- Low maintenance gardens and lawn
- Carport with roller door access
- Public transport - 5min walk
- St Columba College (R-YR12) - 3min drive
- Munno Para Shopping City - 7min drive
- Cafe's and Restaurants - 4min drive
- The Adelaide CBD - 30min drive

Want to find out where your property sits within the market? Have our multi-award-winning agent come out and provide you with a market update on your home or investment! Call Steven Ulbrich on 0484 277 674 or click on the following link <https://raywhiteanglevale.com.au/agents/steven-ulbrich/118894>

To put in an Offer to Purchase online please follow the link:

<https://forms.monday.com/forms/47b392bf41a9d21d63d4b3115313f956?r=use1>

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