

16 Central Boulevard, Munno Para West, SA 5115



Sold House

Monday, 23 October 2023

16 Central Boulevard, Munno Para West, SA 5115

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 437 m2

Type: House



Steven Ulbrich
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Tiffany Hayford
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\$615,000

It is with great pleasure that Ray White Angle Vale & Elizabeth, Steven Ulbrich and Tiffany Hayford present this delightful 2016 built four bedroom home with multiple living rooms, set in the quiet Almond Grove Estate of Munno Para West. Situated on a 437m² corner block (approx) and with a build size of 178m² (approx), this immaculate home has it all by offering a low maintenance lifestyle for the lucky buyer. As you approach the property with a rendered frontage, you will notice the well-manicured shrubs and lawn boasting great street appeal. Upon entry, the beautifully laid white tiled flooring will lead you to the large master bedroom providing you with his and hers walk through robes and an ensuite with all the modern fixtures and fittings including a shower with a frame less shower screen, his and hers basins and a toilet. The three remaining bedrooms are generous in size and come complete with floor to ceiling built in robes with all bedrooms being carpeted. The second bathroom also offers a shower with a frame less shower screen, a bath and all the modern fixtures and fittings along with a separate toilet nearby. The additional linen cupboard is perfect for extra storage near the laundry with more storage in the open plan living room. An addition to this wonderful floorplan is the second living room, an ideal space to unwind after a busy day out or an area to segregate the children from the adults in the main living room. The modern open plan kitchen and dining/living space is breathtaking. Lit up with LED lighting, the kitchen comes complete with modern benchtops, an island bench, quality stainless steel gas and electric appliances, a dishwasher, under bench and above bench storage and a built in pantry. The room is kept climate controlled by the reverse cycle split system air conditioner for year round comfort. Venturing outside from the dining area through the sliding glass doors into the backyard you'll arrive at the undercover alfresco area and generous sized grassed area, perfect for entertaining gatherings of family members, friends and for the pets to roam around on. A park with a playground as well as a much larger park are only a stone's throw away, perfect for larger gatherings for picnics and barbeques. With extra storage solutions throughout the home and with the ability to exit the double garage into the hallway or laundry, this home will surely be snapped up fast so don't miss out on attending the open inspection.

FEATURES YOU WILL LOVE:

- 437m² corner block (approx.)
- 178m² build size (approx.)
- 2016 build
- Rendered frontage
- Four carpeted bedrooms with BIR's
- Ensuite and walk through robes to master bedroom
- Built-in floor to ceiling robes to remaining bedrooms
- Modern tiled flooring throughout
- LED downlights
- Two bathrooms
- Two living rooms
- Large laundry with garage access
- Split system reverse cycle air conditioning to main living
- Modern color scheme
- Modern kitchen with ample bench space, cabinetry and quality gas/electric appliances
- Island bench
- Dishwasher
- Huge open plan kitchen/dining and entertaining area
- Multiple storage solutions
- Double garage with electric panel lift door
- Outside undercover alfresco entertainment area
- Ample grassed areas
- Beautiful maintained established gardens and lawn
- 35 minute drive to the Adelaide CBD
- 8 minute walk to public transport
- 5 minute drive to cafes/restaurants
- 10 minute drive to Munno Para Shopping Centre
- 5 minute drive to St Columba College (R-Yr12)
- Keane Playground and Keane Reserve a stone's throw away

This family home is located close to shopping centres, local schools, sporting facilities and medical centres. This property will not hang around long and represents excellent value for money. Contact Steven Ulbrich on 0484 277 674 for further information. Want to find out where your property sits within the market? Have one of our multi-award-winning agents come out and provide you with a market update on your home or investment! Call Steven Ulbrich or click on the following link: <https://raywhiteanglevale.com.au/agents/steven-ulbrich/118894> To put an Offer to Purchase online please follow the link: <https://forms.monday.com/forms/47b392bf41a9d21d63d4b3115313f956?r=use1>

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