

17 Costa Street, Munno Para West, SA 5115

House For Sale

Tuesday, 14 November 2023



17 Costa Street, Munno Para West, SA 5115

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 300 m2

Type: House



Steven Ulbrich
0881808162



Tiffany Hayford
0434560414

\$479,000 - \$499,000

It is with great pleasure that Ray White Angle Vale & Elizabeth, Steven Ulbrich and Tiffany Hayford present this superb three-bedroom home set in a quiet pocket of the 'Almond Grove Estate' in the booming suburb of Munno Para West. Nestled among other beautifully presented homes and situated on a 300m² block (approx.), this immaculate home has it all. It offers a low maintenance lifestyle, has brilliant street appeal and was built in 2015. As you walk up the driveway, you'll access the home by going past the lockable front gate, ideal for children and pets to be securely monitored. Upon entering the home, quality flows nicely with its bright tiled flooring throughout. The 3.6M x 3.7M master bedroom boasts a ceiling fan, a walk in robe and roller shutters on the windows increasing the home's energy efficiency. Its ensuite offers a shower with a frameless shower screen, a basin and a toilet with all the modern fixtures and fittings. The remaining bedrooms are also carpeted and generous in size and come complete with mirrored floor to ceiling built in robes. The second bathroom comes complete with a bath, a shower, a separate toilet and a separate vanity space with all the modern fixtures and fittings. The laundry which provides you with access outside through the sliding glass doors offers triple cupboards and a nearby linen cupboard for exceptional storage space in this well designed floorplan. The entire home will keep you climate controlled all year round with its ducted reverse cycle air conditioner. The open plan kitchen/dining and family area is simply stunning and perfect for endless entertaining. The kitchen offers ample bench space with plenty of under bench and overhead cabinetry along with a walk in pantry. The quality stainless steel gas and electric appliances are of a high calibre perfect for the home chef and the inclusion of a dishwasher makes clean ups a breeze. Venturing outside through the sliding glass doors of the main living space to the paved backyard you are greeted with a 10.1M long pergola enabling you to entertain family members and friends out of the weather elements during outdoor gatherings and barbeques all year round. With a generous backyard grassed area to provide further outside enjoyment for children and pets, a large garden shed allowing you to store all your gardening needs, good neighbor fencing, an additional fan in the main living and side gate access, this home is sure to drum up significant interest from the lucky buyer.

FEATURES YOU WILL LOVE:

- 300m² block (approx.)
- 187m² build (approx.)
- 2015 build
- Front lockable gate
- Bright tiled flooring throughout
- Roller shutters on front windows
- 3.6M x 3.7M master bedroom with WIR and ensuite
- Remaining bedrooms with floor to ceiling mirrored BIR's
- All bedrooms are carpeted
- Second bathroom with a separate toilet and vanity
- Large laundry with ample cabinetry
- Kitchen with quality stainless steel gas/electric appliances and a WIP
- Dishwasher
- Ducted reverse cycle air conditioning
- Fans in master bedroom and main living
- 10.1M long outside pergola
- Backyard grassed area
- Garden shed
- Garage with a roller door
- Low maintenance gardens
- Keane Playground - 4 minute walk
- Public transport - 3 minute walk
- St Columba College (R-YR12) - 4 minute drive
- Munno Para shopping center - 10 minute drive
- Cafe's and Restaurants - 5 minute drive
- The Adelaide CBD - 32 minute drive

This family home is located close to shopping centres, sporting facilities, medical centres and is perfectly positioned amongst other newly built homes in a beautiful development that offers the perfect lifestyle for the lucky buyer. This is an opportunity you won't want to miss! 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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