

2/2 Sunnymeade Drive, Aberfoyle Park, SA, 5159



House For Sale

Friday, 27 September 2024

2/2 Sunnymeade Drive, Aberfoyle Park, SA, 5159

Bedrooms: 2

Bathrooms: 1

Parkings: 3

Type: House



Leann Selfe

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Charming 80's Duplex - Big on Space, Full of Potential!

Ready to dive into homeownership, downsize in style, or make a smart investment? This quaint, colonial-style 80's duplex might just be the one for you! Nestled on a larger-than-usual courtyard allotment, this solid brick homette is packed with personality and ready to welcome its next owner.

Here's what you'll love:

- 2 light-filled bedrooms with built-in robes, perfect for all your storage needs.
- A spacious lounge that calls for cozy nights in.
- A bright kitchen/dining area with an electric cooktop, wall-mounted oven, rangehood, and cupboards galore!
- Separate laundry with built-in robe - because who doesn't need more storage?
- Family bathroom with separate toilet, because convenience is key!
- Stay comfy with a split system air conditioner and
- Added bonus of a drive-through single garage with an automatic roller door, giving you room for extra vehicles or space for all your projects.

Step outside to your paved rear area with a verandah that's just waiting to become your go-to spot for entertaining or unwinding after a long day. And the large backyard? It's a blank canvas for all your outdoor dreams - think veggie garden, BBQ area, or even a trampoline! Plus, there's a garden shed for even more storage.

And the location? You couldn't ask for more! Only minutes from The Hub Shopping Centre, buses to the CBD, and local shops right at your doorstep. You're also a hop, skip, and jump away from cafes, takeaways, scenic reservoir walking trails, and the local dog park - perfect for your daily dose of fresh air!

Buyers Note: Unique Strata Title that is self managed and the 2 owners just share the common Building insurance and SA Water bill for usage and supply charges. All maintenance is done by individual owners to their own property.

Our long-term, one-owner seller is downsizing and has set a very realistic reserve price of \$520k. The BEST offer received at or above this price by Monday 30th September at 1pm will make this quirky gem yours. Early offers are expected and will be considered-so don't miss out!