

# 20 Moncur Street, Woodcroft, SA 5162



## House For Sale

Wednesday, 26 June 2024

20 Moncur Street, Woodcroft, SA 5162

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 863 m2**

**Type: House**



Adam Farrelly Marg Kneebone  
0401477767



Marg Kneebone & Adam Farrelly  
0883821212

**Best offer by Mon, 8th July (unless sold prior)**

AMAZING AND RARE DUAL LIVING OPPORTUNITY! Welcome to this fantastic opportunity in the heart of Woodcroft - an updated, versatile and spacious residence that offers a rare dual living opportunity, where you have the perfect blend of space, convenience and flexibility for a whole range of buyers. Perfect for large families needing more space and ideal for savvy investors who can reap the rewards of the dual residence! Extensively renovated this modern and substantial 4 bed, 3 bathroom home is like something from a magazine. With drive through access to a 6 x 9 metre garage/workshop, 3 separate living areas and a large 863sqm (approx.) block in a quiet cul-de-sac! One of the standout elements of this home is its dual living arrangement, purpose built, complete with a joined fully self-contained granny flat with external door. Fully equipped with a kitchenette and ensuite this fantastic space makes it ideal for extended families, visitors, or even the potential of a separate rental opportunity. Inside, you'll find 3 distinct living areas, allowing everyone in the family to enjoy their own space. Each room is designed with comfort and style in mind, featuring ducted zoned reverse-cycle air-conditioning that ensures a perfect temperature all year round. The heart of the home revolves around a modern and functional kitchen, facilitating easy entertaining with seamless access to an undercover outdoor dining area. The stunning renovated kitchen also includes a large Butler's style pantry, 900mm feature oven and cooktop and plenty of cupboard and bench space. Beyond the living spaces, the property also boasts rear access to a powered shed/workshop, catering to hobbyists and DIY enthusiasts alike. The large back yard has huge potential, there is plenty of room for a pool! It currently offers a fantastic space for kids and pets to play. Features we love -- 6.6kw Solar System- Ducted Zoned reverse-cycle air-conditioning- A joined self contained granny flat with lounge, dine, kitchenette, bedroom and ensuite! - 3 fully renovated bathrooms and kitchen- 3 separate living areas- Butler's walk-in Pantry- Master bedroom with walk in robe with barn door and luxurious ensuite - Large 6x9m powered shed/workshop- Huge backyard with so much potential! - Move on in and don't do a thing! As for the location, there is no better place in the Southern Suburbs to live, entertain and raise a family. In close proximity to Woodcroft Town Centre, Woodcroft College, plus several other top-rated schools, bustling shopping precincts, reliable public transport options, and easy access to the Southern Expressway, this home offers the ultimate in accessibility and lifestyle convenience. Don't miss your chance to secure this unique and expansive home! Step into a life of comfort, convenience, and endless possibilities. Year built - 1988 Land size - 863sqm (approx.) For more information, please contact your local dynamic duo: Adam Farrelly - 0401477767 Marg Kneebone - 0400144520 Proudly brought to you by Century 21 Coast to Vines Group RLA 321648#c21coast2vines #dynamicduo Disclaimer: We are of the understanding that the information provided is accurate however we cannot guarantee accuracy and interested parties should make and rely on their own enquires to obtain legal and financial advice.