

21 Cross Street, Lockleys, SA, 5032



House For Sale

Friday, 16 August 2024

21 Cross Street, Lockleys, SA, 5032

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Type: House



David Blight

0419820423

“ Homely & Delightful in Brilliant Location! “

Auction Location: On Site (USP)

Nestled in a prime locality & facing north, this delightful classic 6 room home, owned & enjoyed by it's current owner for 50 years, offers a wonderful lifestyle for the discerning buyer, beautifully positioned between Adelaide City & pristine beaches in blue chip Lockleys.

Tastefully presented comprising 2 living areas, a lounge with gas heating & a rear family room opening onto an extensive rear verandah with skylighting as a highlight. A gorgeous upgraded & spacious white kitchen has practicality & modern elegance, boasting 2 pac finishes, glass splashbacks, a Fisher & Paykel 2 drawer dishwasher, soft close drawers & an adjacent dining area & servery to the family room. The home features 3 good- sized bedrooms, the main facing north, a fresh late 80's bathroom, laundry & 2nd WC/powder room convenience.

Complimented with ducted r/c air plus further air conditioning for year-round comfort, internal French Doors & other polished timberwork, some skylighting, downlights & ample off-street parking. Outside, the property shines with fabulous outdoor living/entertaining spaces overlooking leafy rear gardens, serviced with auto watering systems & a rear garden shed. This tranquil setting is ideal for relaxed catchups with family & friends or simply unwinding with a coffee or wine in a serene environment.

Some plumbing upgrade was undertaken in 2015-16 with copper from the meter to the home & a powerboard upgrade around 2022. Having exciting future potential, with room to extend, build the dream home, or development potential(stnc).

Located close to prestigious Kooyonga Golf Course, in a friendly neighbourhood, near local shopping, cafes, quality schools including St Francis, Lockleys Oval Sporting facilities, the tennis club & redeveloped Mellor Park. You'll love leisurely strolls along Linear Park to Wetlands, connecting with nature, the abundant birdlife or cycle straight to the beach. Only minutes away you'll find yourself at Adelaide Oval, vibrant Henley Square, the Bay, pristine Grange beachfront, the airport & easy walking distance to transport. Simply Brilliant Urban Convenience.

'Grasp This Opportunity'... * No. 21 * Cross St!

Please Note: An Arborist report has been gained & will be provided on the Front Significant Willow Myrtle Tree, discussing the tree & a recommendation.

For more information on this property, please contact David Blight on 0419 820 423.

The Vendor's Statement (Form 1), the Auction Contract and the Conditions of Sale will be available for perusal by members of the public -

(A) at the office of the agent for at least 3 consecutive business days immediately preceding the auction; and
(B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences.

Disclaimer:

Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement. All land sizes quoted are an approximation only and at the purchasers discretion to confirm. All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries.

RLA 215339