

**26/40 Kessell Road, Goolwa, SA, 5214**



**House For Sale**

Wednesday, 14 August 2024

26/40 Kessell Road, Goolwa, SA, 5214

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Lucas Bradley  
0438404492



Shenae Williams  
0408029703

## **An Affordable Alternative**

An opportunity to purchase your own little place at an affordable price and enjoy a park lifestyle with lots of added amenities.

One of the best-equipped cabins we have seen in Goolwa Caravan Park, every inch of space has been thoughtfully utilised, it really offers you everything and you'll want for nothing.

Providing an open lounge / dine / kitchen area including a fully equipped, modern kitchen with gas cook top. Roomy master bedroom with BIRobes and compact 2nd bedroom, currently used as a hobby room or could be a great study too.

Full bathroom with shower toilet & vanity + laundry area for a full-sized washing machine.

Then step on out the back to the fully enclosed rear deck area with pull-down café blinds and shrubbery providing a private & protected sanctuary for outdoor living and dining.

One the best features has to be the attached double carport, lockable with pull-down blinds providing secure parking for 2 cars or a trailer or small boat. A powered tool shed with workbench is great for the handyman too.

Additional extras include S/S RCAC, ceiling fan, gas HWS, rainwater tank and clothesline.

Situated in a central position in the park, where you'll get to enjoy all of the park amenities including the pool, waterpark, playgrounds for kids & grandies and excellent BBQ facilities.

This is a Permanent Site in the park and current site fees are \$346.35 per fortnight including water (power usage additional).

As you are not purchasing the land, there is no Stamp Duty payable.

The sale is subject to Discovery Parks tenant application approval and a Police Clearance Certificate will be required.