

**29 Gardiner Terrace, Smithfield, SA, 5114**



**House For Sale**

Friday, 30 August 2024

29 Gardiner Terrace, Smithfield, SA, 5114

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Golden opportunity on Gardiner Terrace!

Team Pratt are proud to present to market 29 Gardiner Terrace, Smithfield! This thoughtfully designed 3 bedroom, 2 bathroom property, with open planned living set on a 306 sqm (approximate) block is ideal for the savvy investor, first home buyer or family!

Located in the thriving suburb of Smithfield, this property is a stone's throw away from conveniences such as Rydewear Gym, Blakes Crossing Shopping Centre, parks and schools. Enjoy the ease of accessibility to surrounding suburbs and a short commute to Adelaide CBD via Main North Road or utilise the local train and bus public transport services.

### Features:

- Bedroom 1 set at the front of the home features a lovely bay window which fills the room with natural light and boasts walkin robe and functional ensuite
- Bedrooms 2 and 3 are both well sized and positioned around the main bathroom
- Main bathroom is conveniently located and thoughtfully laid out with separate toilet
- Open plan kitchen, living and dining is great when entertaining with family and friends
- The kitchen features an electric cooktop, plenty of storage options and countertop space, great for the budding chef in the family.
- Enjoy ultimate comfort year round with the split system reverse cycle air conditioning and heating units found in the main living and bedroom 1
- Double driveway and double garage providing plenty of secure off street parking
- Low maintenance backyard with a patch of grass perfect for kids and pets to play
- Property has been freshly painted, ready for the next owner!

### More Info:

Built - 2005

Land - 306 sqm (approx.)

House - 141 sqm (approx.)

Zoned - GN - General Neighbourhood

Council - PLAYFORD

Hot Water - Electric

NBN - FTTP

Rates - \$1750.00pa

This property will be going to Auction unless SOLD prior, to register your interest please phone Darren Pratt on 0428 881 406 or Sheridan Huddy on 0435 011 267.

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