

3/234 Anzac Highway, Plympton, SA, 5038

ALL ADELAIDE

House For Sale

Thursday, 24 October 2024

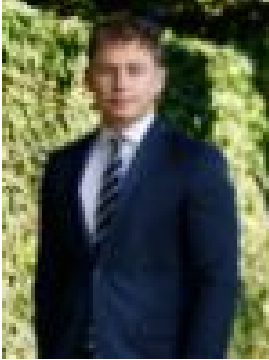
3/234 Anzac Highway, Plympton, SA, 5038

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



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Style, Space, Security & Comfort in a Delightful 2 Storey Townhouse

Ideally positioned only 4 km from the CBD and 4 km from the glistening beaches of Adelaide's western suburbs, this delightful 2-storey townhouse offers style, space and personal security in a refreshing, modern design of 3 spacious bedrooms and 2 separate living areas.

Your security and privacy are paramount with an auto sliding gate, along with high privacy fencing and security roller shutters to the western facing bedrooms 2 & 3 windows.

Step inside and enjoy the generous open plan living/dining room where sleek timber grain floating floors, fresh neutral tones and quality lighting offer a pleasant contemporary ambience for your daily living. A spacious modern kitchen offers composite stone bench tops, stainless steel appliances, double sink, black mirror splashbacks, wide breakfast bar and ample cupboard space.

Step seamlessly from indoors to out as you enjoy alfresco relaxation on a pleasant decked portico, a great spot for your year-round outdoor living. A 2nd outdoor deck provides a valuable utility space with ease of access from the laundry.

Upstairs features 3 spacious bedrooms, all of good proportion. The master bedroom offers a walk-in robe, ensuite bathroom and private balcony.

A bright main bathroom with separate bath and shower, upstairs toilet, downstairs powder room, under stair storage, ducted reverse cycle air-conditioning, double garage with auto panel lift door and 2 rainwater tanks complete a stunning and stylish townhouse that is bound to appeal to the astute purchaser.

Briefly:

- * Appealing modern townhouse offerings style, space, security and comfort
- * Great location only 4 km to the beach and the city
- * Auto sliding gate to the street
- * Open plan living/dining room with stylish modern kitchen overlooking
- * Sleek floating floors, fresh neutral tones and quality lighting
- * Stylish modern kitchen overlooking the living room
- * Kitchen features composite stone bench tops, stainless steel appliances, double sink, black mirror splashbacks, wide breakfast bar and ample cupboard space
- * Spacious decked verandah, perfect for alfresco entertaining
- * 2nd decked verandah utility area adjacent the laundry
- * 3 generous bedrooms to the upper level
- * Bedroom 1 with walk-in robe, ensuite bathroom and private balcony
- * Bedrooms 2 and 3 with security roller shutters
- * Bedroom 2 with built-in robe
- * Bright main bathroom with separate bath and shower
- * Clever study nook and balcony access from the stairwell landing
- * Upstairs toilet and downstairs powder room
- * Under stair storage
- * Ducted reverse cycle air-conditioning
- * Double garage with auto panel lift door and rear roller door to the deck
- * 2 rainwater tanks
- * Rental Estimate: \$800 per week

Offering a fabulous location midway between the CBD and sea and only 4km from the city. World class public outdoor recreational facilities are available nearby at Weigall Oval Reserve with tennis courts, playground, generous open space and local sporting clubs. Kurralta Central shopping centre is within easy walking distance and public transport is readily

available on Anzac Highway or just down the road with the Glenelg - City Tram.

Nearby unzoned primary schools in the area include Plympton Primary School, (just around the corner), Forbes Primary School & Richmond Primary School. The zoned high school is Plympton International College. Local private schooling is available at Tabor Christian College, Emmaus Christian College & St Anthony's School.

Zoning information is obtained from www.education.sa.gov.au Purchasers are responsible for ensuring by independent verification its accuracy, currency or completeness.