

**3 Pitcairn Avenue, Novar Gardens, SA 5040**

**House For Sale**

Tuesday, 25 June 2024



3 Pitcairn Avenue, Novar Gardens, SA 5040

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 618 m2**

**Type: House**



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## Best Offer By 15/07 (USP)

Best Offer By 15th of July at 12pm (USP) High end updates and bespoke family living are on show in this charming Novar Gardens residence. Beautifully positioned on a generous corner allotment overlooking the picturesque expanses of Lindfield Reserve, this stunningly renovated home spares no expense or detail and presents as the perfect opportunity for the growing family and those looking for easy care, modern living. The highly functional floor-plan boasts three generous size bedrooms including primary suite with walk in robe and ensuite, open plan, family size living and dining, second lounge room, feature bathroom, inviting entry hall and a striking designer kitchen with an outlook to the manicured rear yard. Pairing with the high level functionality is absolute style and quality with ultra modern, high level fixtures and fittings presented throughout including custom joinery, stone tops, timber floors and plantation shutters. Key Features:- Designer kitchen complete with quality appliances including a sleek induction cooktop, electric oven, soft close drawers, dishwasher, stone tops and breakfast bar for casual meals- Spacious, light filled open plan living and dining area- Large primary suite complete with generous walk in robe and ensuite with shower, toilet and vanity- Two additional bedrooms both generous in size and include floor to ceiling, mirrored built in robes- Second lounge room - ideal as a teenage retreat or work from home space- Central family bathroom with free standing bathtub, corner shower, toilet and vanity- Inviting entry hall with built in cabinetry- Laundry with additional storage- Private & secure rear yard with low maintenance garden featuring teddy bear magnolia trees- Fully fenced, grassed front yard perfect for kids and pets- Carport for additional off-street parking- Stylish plantation shutters & window treatments- Floating timber floorboards throughout main living areas & quality carpets to bedrooms- Ducted heating and cooling throughout Position is certainly a winner with this property, close to all family-friendly locations such as local parks, playgrounds, and Glenelg golf club. Public transport links and quality schools including Immanuel College & St Leonards primary are nearby as well as being only moments away from cosmopolitan Jetty Road, Glenelg Beach and the Adelaide CBD. The perfect family friendly lifestyle awaits. Specifications: Year Built / 1968 Land Size / 618m<sup>2</sup> Council / West Torrens Council Rates / \$376.50 PQ All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice. RLA 254416